

STATE OF ALABAMA

SHELBY COUNTY

5730

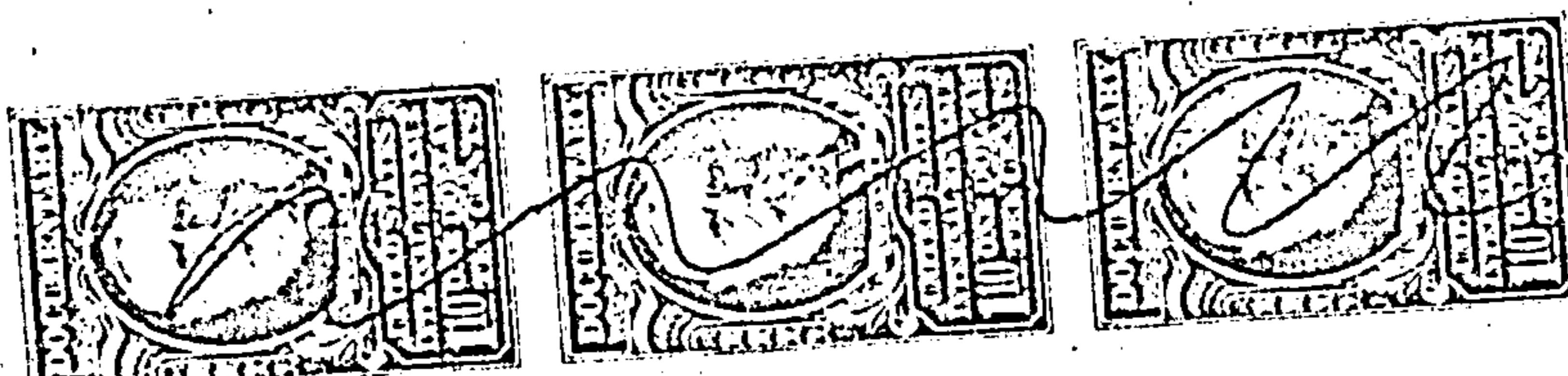
KNOW ALL MEN BY THESE PRESENTS, That whereas, on, to-wit, the 20th day of April, 1960, George Portis and wife, Addie Portis, executed a certain mortgage to Modern Homes Construction Company, Valdosta, Ga. to secure an indebtedness mentioned therein, said mortgage being recorded in Mortgage Book 265 page 548 in the office of the Probate Judge of Shelby County, Alabama; and

Whereas, default was made by said mortgagors in the payment of the indebtedness secured by said mortgage and same being subject to foreclosure; and

Whereas, under the power contained in said mortgage, the property therein described was advertised for sale for more than 30 days by publication once a week for four consecutive weeks in the Shelby County Reporter, a newspaper published in Columbiana, Shelby County, Alabama, giving notice of the time, place and terms of sale, said notice appearing in the issues of said paper published on June 4th, 11th, 18th, and 25th, all in 1964, which said notices gave the date of the sale as July 6, 1964, and said sale was had on said date; and

Whereas, in strict compliance with the power of sale contained in said mortgage, the property therein described was offered for sale to the highest bidder for cash at noon on July 6, 1964, in front of the courthouse door for Shelby County at Columbiana, Alabama, and the same was purchased by Modern Homes Construction Company, Valdosta, Ga. for the sum of Two Thousand, Eight Hundred Forty-two and 78/100 Dollars (\$2842.78), which was the best and highest bid therefor; the mortgagee being authorized under the powers given in said mortgage to bid and become the purchaser at said sale.

NOW, THEREFORE, in consideration of the premises and by virtue of its authority as mortgagee in said mortgage and under and by virtue of the power of sale contained in said mortgage and the law in such cases made and provided, the said Modern Homes Construction Company as such mortgagee does hereby grant, bargain sell and convey unto the said Modern Homes Construction Company all its right, title, claim and interest and all the right, title, claim and interest of George Portis and Addie Portis, in and to the following described real property situated in Shelby County, Alabama, to-wit:



Commence at the northeast corner of the NE $\frac{1}{4}$ of NW $\frac{1}{4}$ of Section 24, Township 22 South, Range 1 West and run south along the east line of said quarter-quarter section a distance of 311.20 feet to a point; thence turn an angle of 88 deg. 07 min. to the right and run a distance of 420.90 feet for a point of beginning of the lot herein described and conveyed; thence turn an angle of 88 deg. 07 min. to the left and run a distance of 147.50 feet; thence turn an angle of 91 deg. 53 min. to the left and run a distance of 147.50 feet; thence turn an angle of 88 deg. 07 min. to the left and run a distance of 147.50 feet; thence turn an angle of 91 deg. 53 min. to the left and run thence 147.50 feet to point of beginning. Also an easement or driveway to be used jointly by Clifton Lee and Vester Lee and George Portis and Addie Portis, their heirs and assigns, more particularly described as follows: Commence at the northeast corner of the NE $\frac{1}{4}$ of NW $\frac{1}{4}$ of Section 24, Township 22 South, Range 1 West and run south along the east line of said quarter-quarter section a distance of 311.20 feet to the point of beginning; thence turn an angle of 88 deg. 07 min. to the right and run a distance of 273.40 feet; thence turn an angle of 88 deg. 07 min. left and run thence 20 feet; thence turn an angle of 91 deg. 53 min. left and run thence 273.40 feet; thence turn an angle of 88 deg. 07 min. left and run thence 20 feet to point of beginning.

This is the same real estate as that conveyed by Clifton Lee and wife, Vester Lee to Addie Portis and husband, George Portis by that certain deed dated February 20, 1960, and recorded in the office of the Judge of Probate of Shelby County, Alabama, in Book 207 at page 597 on February 24, 1960.

TO HAVE AND TO HOLD unto the said Modern Homes Construction Company, its successors and assigns forever.

At said sale, Karl C. Harrison acted as auctioneer, he being duly authorized thereunder by the said Modern Homes Construction Company, Valdosta, Ga.

Witness my hand and seal this the 6th day of July, 1964.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT
WAS FILED ON 7/30/64
7/30/64 10 AM
RECORDED & STAMPED TAX
& \$..... DUE TO THE JUDGE
PD. ON THE 7/30/64

Martha B. Joiner
JUDGE OF PROBATE

George Portis
Addie Portis
By Karl C. Harrison
Attorney in Fact and Auctioneer
Making the sale.

Modern Homes Construction Co
By Karl C. Harrison
Attorney in Fact and
Auctioneer making the sale.

State of Alabama
Shelby County

I, Martha B. Joiner, a Notary Public in and for said County in said State, hereby certify that Karl C. Harrison, whose name as Attorney in Fact and Auctioneer making the sale for George Portis and Addie Portis, and as Attorney in Fact and Auctioneer making the sale for Modern Homes Construction Company, Valdosta, Ga. is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he, in his capacity as such Attorney in Fact and Auctioneer making the sale, executed the same voluntarily on the day the same bears date.

Given under my hand this the 6th day of July, 1964.

Martha B. Joiner
Notary Public