

STATE OF ALABAMA)
SHELBY)
JEFFERSON COUNTY)

6/15/64

M

KNOW ALL MEN BY THESE PRESENTS, That

WHEREAS, on, to-wit, the 7 day of January,
19 63, Samuel Rhines and wife, Betty Clarice Rhines
did execute a mortgage, which said mortgage is recorded in Volume 280,
Shelby
page 870, Probate Records of ~~Jefferson~~ Shelby County, Alabama, securing a
certain indebtedness owing by the said Samuel Rhines and Betty
Clarice Rhines to Guaranty Savings & Loan Association

said mortgage conveying the following described land, lying and being
Shelby
situated in ~~Jefferson~~ Shelby County, Alabama, more fully hereinafter des-
cribed; and

WHEREAS, default has been made in the payment of said sum
of money secured by said mortgage, and the said Samuel Rhines and
Betty Clarice Rhines, having failed to comply with
the terms of said mortgage, in that they failed to pay to the
said mortgagee therein named the sum of money secured by the mortgage
when due; and

WHEREAS, Guaranty Savings & Loan Association did exercise
the option contained in said mortgage and did declare the entire
obligation due and payable; and

WHEREAS, following the default of the said Samuel Rhines
and Betty Clarice Rhines, the said Guaranty Savings &
Loan Association proceeded in strict accord with the terms of said
mortgage to foreclose the same, advertising the time, terms and place
of sale, together with a description of said property, for three
successive weeks by publication in Shelby County Reporter,
Shelby
a newspaper published and printed in ~~Jefferson~~ Shelby County, Alabama, and in
such advertisement designated the 17 day of August, 19 64,
as the day and date upon which said property was to be offered for sale
and sold; and

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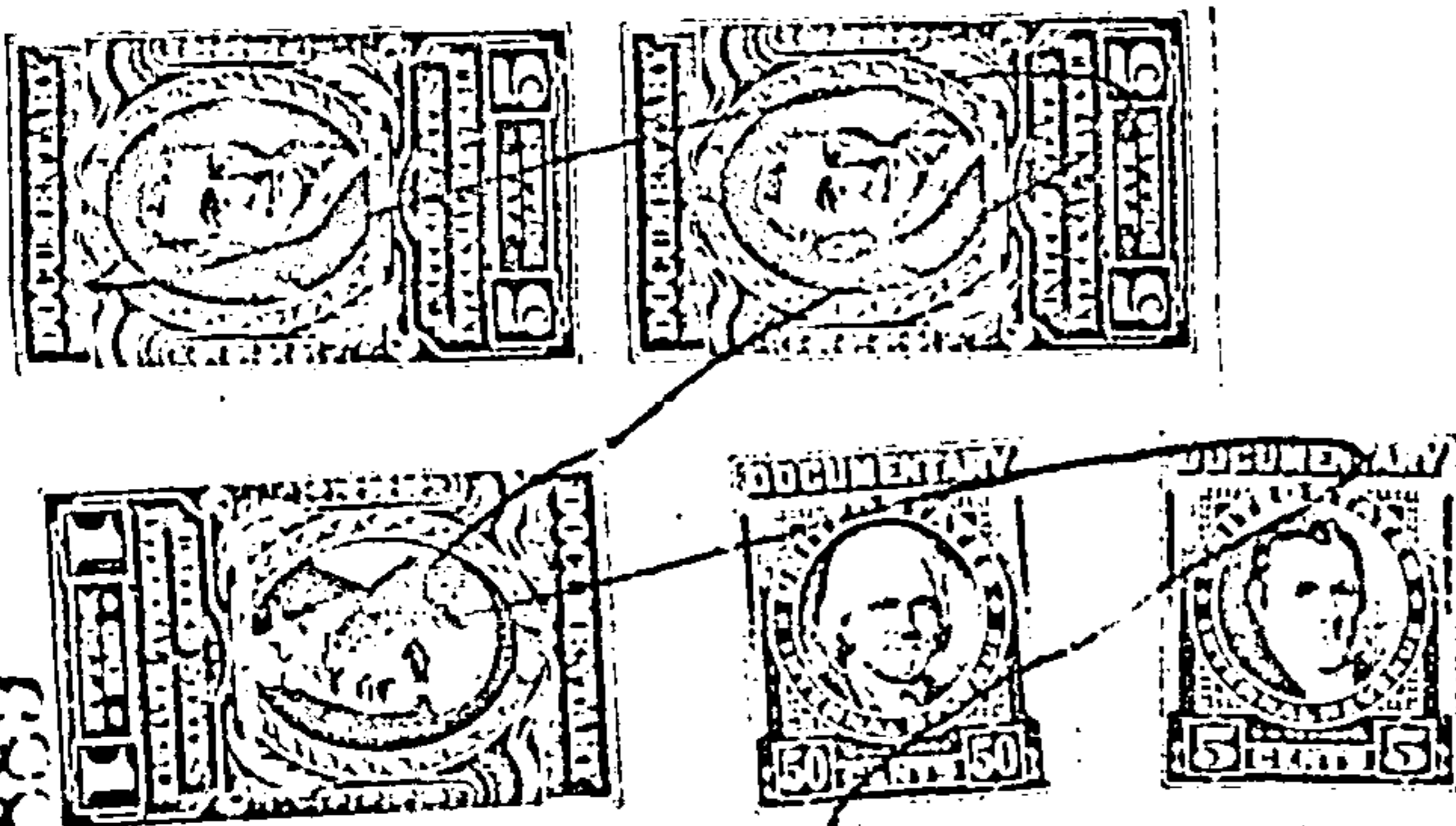
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WHEREAS, In strict conformity with the said advertisement .
Guaranty Savings & Loan Association did, between the legal hours of
sale on the 17 day of August, 1964, at the courthouse
door in Columbiana, Shelby ~~Jefferson~~ County, Alabama, offer for
sale at public outcry the hereinafter described real estate, and at
said sale Guaranty Savings & Loan Association, a corporation, became
the highest, best and last bidder, paying the sum of Ten Thousand,
Three Hundred Fifty Five and 49/100 (\$10,355.49) Dollars for said land;

NOW, THEREFORE, in consideration of the premises and the
further consideration of Ten Thousand, Three Hundred Fifty Five and
49/100 (\$10,355.49) Dollars, cash in hand paid by Guaranty
Savings & Loan Association, a corporation, the said Samuel Rhines
and Betty Clarice Rhines, by Guaranty Savings & Loan
Association, who is empowered to act, and by virtue of the terms of
the mortgage, do hereby grant, bargain, sell and convey unto Guaranty
Savings & Loan Association, a corporation, its successors and assigns,
the following described real estate, lying and being situated in the
County of Shelby ~~Jefferson~~, State of Alabama, to-wit:

Commence at the Southwest corner of the SW $\frac{1}{4}$ of SE $\frac{1}{4}$ of Section 4
Township 22 South, Range 2 West, and in a Northerly direction
along the West line of said $\frac{1}{4}$ - $\frac{1}{4}$, run a distance of 141.41 feet;
thence turn an angle of 93 deg. 14' to the right for a distance
of 352.4 feet; thence turn an angle of 92 deg. 25' to the right
for a distance of 126.6 feet to a point on the south line of
said quarter-quarter Section; thence turn an angle of 85 deg.
06' to the right and run West along the South line of said $\frac{1}{4}$ - $\frac{1}{4}$
a distance of 339.41 feet to point of beginning.



Together with all the right, title and interest owned or held by the
said Samuel Rhines and wife, Betty Clarice Rhines, in
and to said land.

TO HAVE AND TO HOLD the aforegranted premises unto Guaranty Savings & Loan Association, its successors and assigns forever:

It is understood, however, that this deed is made subject to all rights of redemption as provided by law.

WITNESS the hand and seal of the grantors, Samuel Rhines
and Betty Clarice Rhines, by Guaranty Savings & Loan Association, on this the 17th day of August, 1964.

Samuel Rhines and Betty Clarice Rhines

By Guaranty Savings & Loan Association

ATTEST:

F. D. Waters
As its Secretary

By B. R. Bonds
As its President

STATE OF ALABAMA)

JEFFERSON COUNTY)

I, Charles E. Binning, a Notary Public in and for said County, in said State, hereby certify that

B. R. Bonds, whose name as President of Guaranty Savings & Loan Association, a corporation, 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, as such officer, and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal this 17th day of August, 1964.

Charles E. Binning
Notary Public

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT
WAS FILED ON
8/26/64
1964
RECORDED & \$5.00 MTG. TAX
& \$5.00 DEED TAX HAS BEEN
PD. ON THIS INSTRUMENT.

C. M. J. J. J.
JUDGE OF PROBATE

XERO
COPY

XERO
COPY

XERO
COPY