

2107

FORECLOSURE DEED

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS, That, whereas, heretofore on, to-wit: December 4, 1965, Flim L. Martin, Jr. and wife, Ruthie Martin executed a certain mortgage on the property hereinafter described to Jim Walter Corporation which said mortgage is recorded in Book 297, Page 359-60, in the Probate Office of Shelby County, Alabama; and,

WHEREAS, in and by said mortgage the mortgagee was authorized and empowered in case of default in the payment of the indebtedness thereby secured, according to the terms thereof, to sell said property before the Courthouse door of said County, giving notice of the time, place, and terms of said sale in some newspaper published in said County, by publication once a week for 4 consecutive weeks prior to said sale at public out-cry for cash, to the highest bidder, and said mortgage provided that in case of sale under the power and authority contained in same, the mortgagee or any person conducting said sale for the mortgagee was authorized to execute title to the purchaser at said sale; and it was further provided in and by said mortgage that the mortgagee may bid at the sale and purchase said property if the highest bidder therefor; and,

WHEREAS, said mortgage with the powers therein contained was duly assigned to Mid-State Homes, Inc. on the 20th day of December, 1965; and,

WHEREAS, default was made in the payment of the indebtedness secured by said mortgage, and the said assignee did declare all of the indebtedness secured by said mortgage due and payable and said mortgage subject to foreclosure as therein provided and did give due and proper notice of the foreclosure of said mortgage by publication in the Shelby County Reporter, a newspaper published in Shelby County, Alabama, and of general circulation in Shelby County, Alabama, in its issues of Nov. 24, Dec. 1; December 8; and, December 15, 1966.

WHEREAS, on December 30, 1966, the day on which the foreclosure was due to be held under the terms of said notice, between the legal hours of sale, said foreclosure was duly and properly conducted, and Mid-State Homes, Inc., as assignee of said mortgage, did offer for sale and sell at public outcry in front of the door of the Courthouse in Shelby County, Alabama, the property hereinafter described; and,

WHEREAS, R.A. Norred was the Auctioneer who conducted said foreclosure sale and was the person conducting said sale for the Assignee, Mid-State Homes, Inc.; and,

WHEREAS, the highest and best bid for the property described in the aforementioned mortgage was the bid of Mid-State Homes, Inc., in the amount of Four thousand and no/100-----Dollars, which sum of money Mid-State Homes, Inc. offered to credit on the indebtedness secured by said mortgage and said property was thereupon sold to

Mid-State Homes, Inc.

NOW, THEREFORE, in consideration of the premises and of a credit in the amount of \$ 4,000.00 on the indebtedness secured by said mortgage, the said Mid-State Homes, Inc. by and through R.A. Norred as Auctioneer conducting said sale and as attorney in fact for Mid-State Homes, Inc. and the said R.A. Norred as Auctioneer conducting said sale, do hereby GRANT, BARGAIN, SELL, AND CONVEY unto the said Mid-State Homes, Inc., the following described property situated in Shelby County, Alabama, to-wit:

A lot in the NW $\frac{1}{4}$ of NW $\frac{1}{4}$ of Section 22, Township 21 South, Range 3 West, and more particularly described as follows:
Begin at the NE corner of said NW $\frac{1}{4}$ of NW $\frac{1}{4}$ of said Section 22, and run West along the North boundary line of said $\frac{1}{4}$ - $\frac{1}{4}$ Section 208.71 feet to a point; thence run South, parallel with the East boundary of said $\frac{1}{4}$ - $\frac{1}{4}$ section a distance of 208.71 feet to a point; thence run East, parallel with the North boundary of said $\frac{1}{4}$ - $\frac{1}{4}$ section a distance of 208.71 feet to a point on the East boundary of said $\frac{1}{4}$ - $\frac{1}{4}$ section; thence run North along the East boundary of said $\frac{1}{4}$ - $\frac{1}{4}$ section 208.71 feet to the point of beginning.
For source of title see Deedbook 234 page 388.

TO HAVE AND TO HOLD THE above described property unto Mid-State Homes, Inc., its heirs and assigns forever, subject however, to the statutory right of redemption on the part of those entitled to redeem as provided by the laws of the State of Alabama.

DR

BY

and Attorney in Fact.

STATE OF ALA. SHERIFF CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1967 JAN -5 AM 8:57
per [signature] clerk
U.C.C. FILE NUMBER OR
REC. BK. & PAGE AS SHOWN ABOVE
Conrad M. [signature]
JUDGE OF PROBATE

BOOK 240 PAGE 292