

That ROBINSON MORTGAGE COMPANY, INC., a corporation (hereinafter referred to as "the Assignor"), for value received does hereby grant, bargain, sell, assign, transfer and set over unto FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF NEW YORK (hereinafter referred to as "the Assignee"), this certain mortgage described in Exhibit A attached hereto and by this reference incorporated herein, covering property located in Helena, Shelby County, Alabama, together with the note thereby secured and the money due and to become due thereon, with the interest.

And the Assignor does herewith covenant, warrant and represent to and with the Assignee:

1. That there are no offsets, claims or defenses of any kind against said note or against said mortgage securing same, and that in the event of any offset, claim or defense against said note or mortgage, including any offset, claim or defense made pursuant to the Federal Truth in Lending Laws or the usury laws of the State having jurisdiction with respect to said mortgage, the Assignor shall hold the Assignee harmless and shall indemnify Assignee against any loss, harm or damage by reason of any offset, claim or defense;
2. That there is now due and owing on said note and mortgage the principal sum of Eleven thousand Nine hundred Seventy & 06/100 (\$ 11,970.06 ) Dollars with interest at 7 % per annum.
3. That interest has been paid up to and including May 31, 1971 ~~1970~~ and no interest accruing after said date has been collected or received by Assignor;
4. That Assignor is the sole owner and holder of the mortgage and note and all monies being assigned hereunder, in each case free and clear of any liens and encumbrances, and that the Assignor has full right, power and authority to assign the same to Assignee pursuant to this instrument; and
5. That no guaranty or insurance issued by the Federal Housing Administration or Veterans Administration, covering said note and mortgage has been cancelled, modified or otherwise made ineffective, and the Assignor has no knowledge of any facts which would render any such insurance or guaranty invalid.

IN WITNESS WHEREOF, the Assignor has caused this instrument to be executed by its proper officer and its corporate seal hereunto affixed this 26th day of May 1971

ROBINSON MORTGAGE COMPANY

By

Perry G. Robinson  
Its President

STATE OF ALABAMA )  
COUNTY OF Shelby )

I, the undersigned Notary Public in and for said County, in said State, hereby certify that Perry G. Robinson whose name as President of ROBINSON MORTGAGE COMPANY, INC., 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 instrument, 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 the 26th day of July 19 71

My commission expires January 11, 1975

Henrietta B. Sapp  
Notary Public



19710802000031520 1/3 \$ .00  
Shelby Cnty Judge of Probate, AL  
08/02/1971 12:00:00 AM FILED/CERT



1527

# MORTGAGE

THE STATE OF ALABAMA, }  
SHELBY COUNTY. }



19710802000031520 2/3 \$.00  
Shelby Cnty Judge of Probate, AL  
08/02/1971 12:00:00 AM FILED/CERT

## KNOW ALL MEN BY THESE PRESENTS:

That whereas the undersigned Joe Burton George and wife, Betty Sue George  
, of the City of Helena, County of Shelby  
and State of Alabama, party of the first part (hereinafter called the Mortgagor), has become justly  
indebted unto Robinson Mortgage Company, Inc.

, a corporation organized and existing under the laws of Alabama  
, party of the second part (hereinafter called the Mortgagee), in the full sum of  
Twelve Thousand and no/100----- Dollars (\$ 12,000.00 ),  
money lent and advanced, with interest at the rate of seven per centum  
( 7 %) per annum until paid, for which amount the Mortgagor has signed and delivered unto the said  
Mortgagee a certain promissory note bearing even date with these presents, the said principal and interest to be  
payable at the office of Robinson Mortgage Company, Inc.  
in Birmingham, Alabama, or at such other place as the holder may designate in  
writing, in monthly installments of Seventy-nine and 92/100-----  
Dollars (\$ 79.92 ), commencing on the first day of April, 19 71, and on the  
first day of each month thereafter until the principal and interest are fully paid, except that the final payment of  
principal and interest, if not sooner paid, shall be due and payable on the first day of March, 2001.

WHEREAS the said Mortgagor is desirous of securing the prompt payment of said note and the several install-  
ments of principal, interest, and monthly payments hereinafter provided for, and any additional indebtedness ac-  
cruing to the Mortgagee on account of any future payments, advances, or expenditures made by the Mortgagee as  
hereinafter provided:

NOW, THEREFORE, in consideration of the premises and the sum of One Dollar (\$1) to the undersigned Mort-  
gagor Joe Burton George and wife, Betty Sue George  
in hand paid by the Mortgagee, the receipt whereof is hereby acknowledged, and for the purpose of securing the  
prompt payment of said indebtedness as it becomes due we the said

Joe Burton George and wife, Betty Sue George do hereby grant, bargain,  
sell, and convey unto the said Mortgagee the following described real property situated in Shelby  
County, Alabama, to wit:

South one-half of Lot 2 in Block 10, Joseph Squire's map of the town of Helena,  
Alabama, as shown by survey recorded in Map Book 3 on page 121 in Probate Office  
of Shelby County, Alabama.

MINERAL AND MINING RIGHTS EXCEPTED.

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BOOK 316 PAGE 243

together with the hereditaments and appurtenances thereunto belonging, and also together with all equipment and  
fixtures for heating and lighting now or hereafter installed therein by the Mortgagee.

TO HAVE AND TO HOLD the same with all the rights, privileges, and appurtenances thereunto belonging or  
in anywise appertaining unto the said Mortgagee and assigns of the Mortgagee forever.

And the Mortgagor hereby covenants that HE ARE seized of said real property in fee simple, and have a  
good right to sell and convey the same; that the property is free from all encumbrances and that the Mortgagor, and  
Mortgagor's heirs, executors, administrators, next-of-kin, and assigns will forever defend the same unto the Mort-  
gagee and assigns against the claims of all persons whomsoever;



Given under our hands and seal this the 19th day of February, 1971.

[SEAL] Joe Burton George [SEAL]  
JOE BURTON GEORGE

[SEAL] Betty Sue George [SEAL]  
BETTY SUE GEORGE

STATE OF ALABAMA,  
Shelby COUNTY.

I, Martha B. Joiner, a notary public in and for said county, in said State, hereby certify that Joe Burton George and wife, Betty Sue George whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day that, being informed of the contents of this conveyance, they executed the same voluntarily on the day the same bears date.

GIVEN under my hand and official seal this 19th day of February 1971.

Martha B. Joiner  
Notary Public

This instrument was prepared by:

(Name) Karl C. Harrison (Address) Columbiana, Alabama 35051

U.S. GOVERNMENT PRINTING OFFICE : 1969 O-361-719

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
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REC. BK. & PAGE AS SHOWN ABOVE  
Conrad M. Joiner  
JUDGE OF PROBATE

BOOK 269 PAGE 179

STATE OF ALABAMA

LOAN No.

Mortgage

TO

THE STATE OF ALABAMA,  
COUNTY.

I, Judge of the Probate Court of said County, do hereby certify that the foregoing conveyance was filed for registration in this office on the day of 19, and was recorded in Vol. Record of Deeds, pages on the day of 19.

Judge of Probate

Fee

BOOK 316 PAGE 246

This form may be used as the security instrument in connection with mortgages to be insured under Sections 203 and 222, and in connection with "individual mortgages" to be insured under Sections 213, 220, 221, 233, 809 and 810 of the National Housing Act.

19710802000031520 3/3 \$.00  
Shelby Cnty Judge of Probate, AL  
08/02/1971 12:00:00 AM FILED/CERT

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
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Conrad M. Joiner  
JUDGE OF PROBATE

Karl