

██████████'s instrument was prepared by:

James M. Tingle

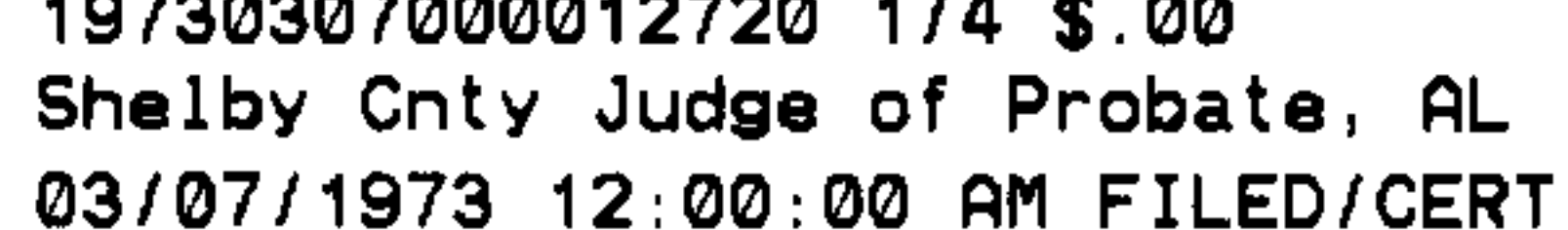
912 City Federal Building

Birmingham, Alabama 35203

3655

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2)



KNOW ALL MEN BY THESE PRESENTS, That whereas heretofore

executed a certain mortgage on the property hereinafter

as recorded in Mortgage Book 320 at page 76 and transferred

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

in the City of Columbiana, Shelby County, Alabama, after

giving notice of the time, place and terms of said sale in

some newspaper published in said city by publication once

a week for three consecutive weeks prior to said sale at

public outcry 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, default was made in the payment of the indebted-

ness secured by said mortgage, and the said Commonwealth

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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 December 21 and 28, 1972 and January 4, 1973.

WHEREAS, on January 12, 1973, the day on which the foreclosure was due to be held under the terms of said notice, between legal hours of sale, said foreclosure was duly and properly conducted, and Commonwealth Financial Corporation did offer for sale and sell at public outcry in front of the Courthouse at Columbiana, Shelby County, Alabama, the property hereinafter described, and;

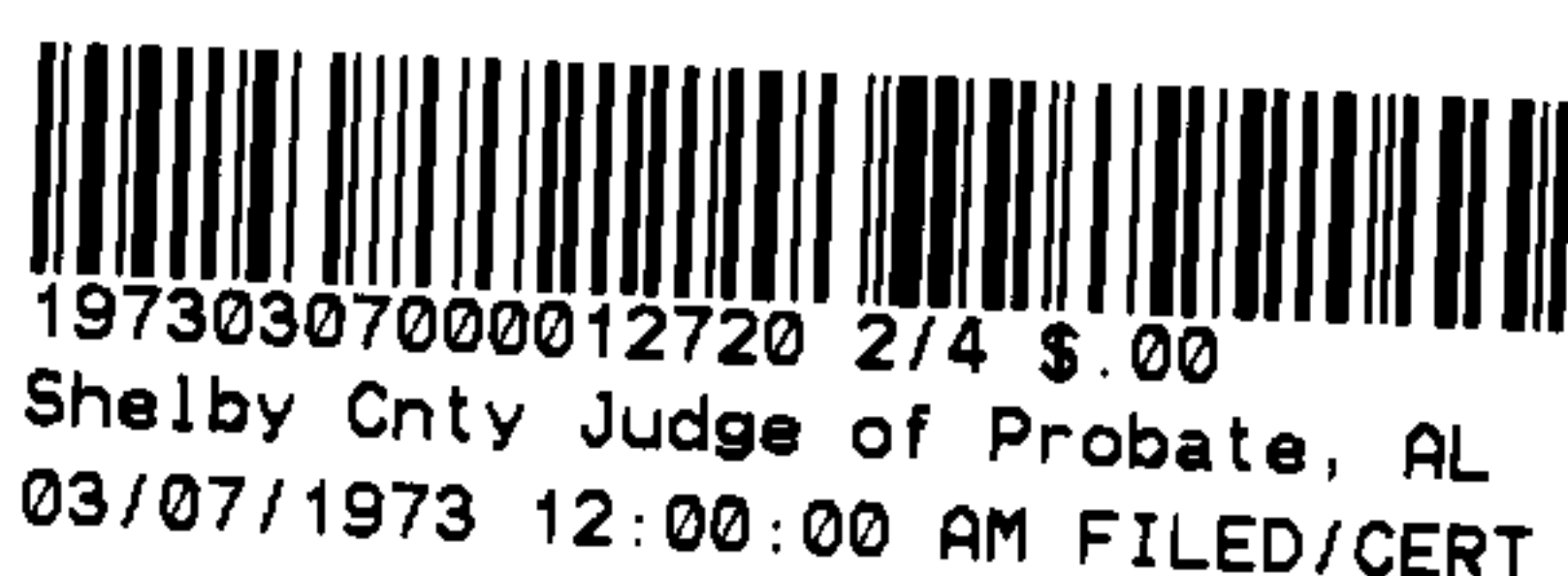
WHEREAS, Robert C. Barnett was the Auctioneer who conducted said foreclosure sale and was the person conducting said sale for the said Commonwealth Financial Corporation and;

WHEREAS, the highest and best bid for the property described in the aforementioned mortgage was the bid of Commonwealth Financial Corporation in the amount of One Thousand Six Hundred Ninety and 08/100-----

-----(\$1,690.08)----- Dollars, which sum of money

Commonwealth Financial Corporation offered to credit on the indebtedness secured by said mortgage, the said Commonwealth

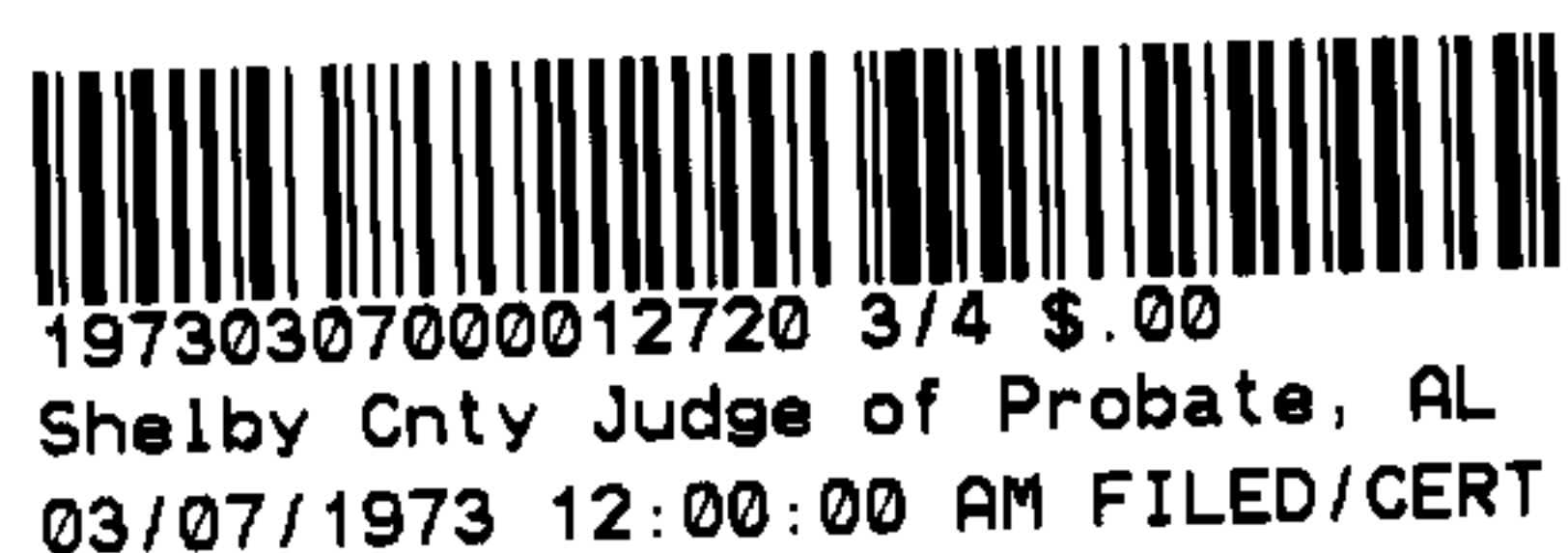
Financial Corporation by and through Robert C. Barnett as Auctioneer conducting said sale and as attorney in fact for Commonwealth Financial Corporation and the said Robert C. Barnett as the Auctioneer conducting said sale, does hereby GRANT, BARGAIN, SELL AND CONVEY unto the said Commonwealth Financial Corporation



the following described property situated in
County, Alabama, to-wit:

$\frac{1}{2}$ Acre of land lying in the Southwest quarter
(Sw $\frac{1}{4}$ of the NE $\frac{1}{4}$) Northeast quarter of Section
One, Township 21 Range 3 West.

Described as follows: Beginning Seventy (70)
yards North of the Southwest Corner of said Forty
and run North and thirty five (35) yards, thence
East Thirty-Five yards (35); thence south thirty-five
(35) yards; thence West thirty-five (35) yards
to the point of beginning.



TO HAVE AND TO HOLD the above described property to

Commonwealth Financial Corporation
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.

IN WITNESS WHEREOF, Commonwealth Financial Corporation
has caused this instrument to be executed by and through
Robert C. Barnett as Auctioneer conducting said
sale, and as attorney in fact, and Robert C. Barnett
as Auctioneer conducting said sale has hereto set his hand
and seal on this the 12th day of January, 19 73.

A handwritten signature of Robert C. Barnett in cursive script.

Robert C. Barnett
as Auctioneer and Attorney in
Fact

A second handwritten signature of Robert C. Barnett in cursive script.

Robert C. Barnett
as Auctioneer conducting said
sale

STATE OF ALABAMA)
JEFFERSON COUNTY)

19730307000012720 4/4 \$.00
Shelby Cnty Judge of Probate, AL
03/07/1973 12:00:00 AM FILED/CERT

I, the undersigned, a Notary Public for the State of Alabama and said County, hereby certify that Robert C. Barnett whose name as Auctioneer and Attorney in Fact for Commonwealth Financial 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, in his capacity as said Auctioneer and Attorney in Fact, with full authority, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 12th day of January, 19 73.

Joanne F. Lewis
NOTARY PUBLIC

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned, a Notary Public for the State of Alabama, and said County, hereby certify that Robert C. Barnett whose name as Auctioneer 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 said conveyance, he in his capacity as Auctioneer, executed the same voluntarily and with full authority on the day the same bears date.

Given under my hand and official seal this the 12th day of January, 19 73.

Joanne F. Lewis
NOTARY PUBLIC

BOOK 279 PAGE 74

STATE OF ALA. SHELBY CO.
NOTARY PUBLIC
INSTANTANTLY FILED
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