

STATE OF ALABAMA)
SHELBY COUNTY)

3346
FORECLOSURE DEED

KNOW ALL MEN BY THESE PRESENTS:

THAT, WHEREAS, default having been made in the payment of the indebtedness due by that promissory note and real estate mortgage securing payment of the same, executed by John G. Matthews and wife, Aneita R. Matthews to James R. Ray and Melba Alice Ray, and recorded in Mortgage Book 337, Page 77, in the Probate Records of Shelby County, Alabama, which mortgage described the real estate hereinafter set out; and

WHEREAS, said real estate mortgage provided that the real estate described therein should be sold at public outcry to the highest bidder for cash after giving twenty-one days' notice by publication once a week for three consecutive weeks of the time, place and terms of sale, by publishing the same in a newspaper published in Shelby County, Alabama, in order to pay the sums remaining unpaid under the terms of said promissory note and mortgage after maturity or default of the same; and

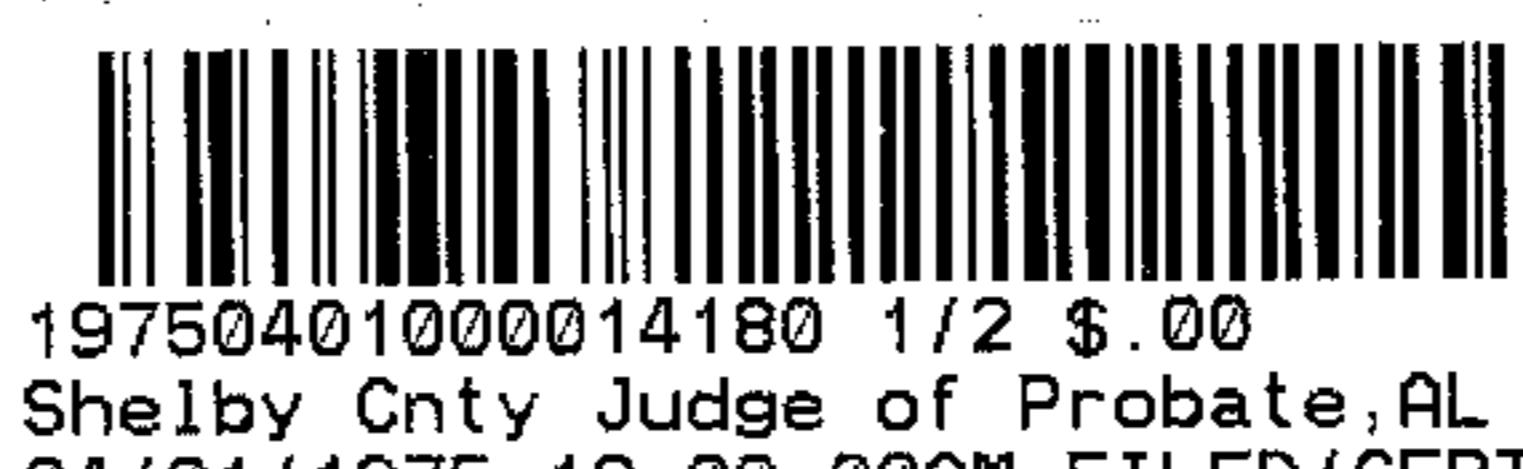
WHEREAS, James R. Ray and Melba Alice Ray did cause notice of the time, place and terms of sale of said real estate to be given in full compliance with the law of the State of Alabama, in Shelby County Reporter in the issues of said paper published in Shelby County, Alabama, on February 20th, February 27th and March 6th, 1975; and

WHEREAS, in accordance with said notice and under the power of sale contained in said real estate mortgage, the real estate described in said mortgage was duly offered for sale to the highest and best bidder, for cash, in front of the County Courthouse in Shelby County, Alabama, at Columbiana, Alabama, during the legal hours of sale on the 18th day of March, 1975, and at said sale, said real estate was purchased by JAMES R. RAY and MELBA ALICE RAY for the sum of \$18,595.30 which said sum of money was the highest and best bid for said real estate at said sale;

NOW, THEREFORE, in consideration of the premises, and of the payment of the sum of \$18,595.30, by crediting the same upon the mortgaged indebtedness secured by said mortgage, said JOHN G. MATTHEWS and wife, ANEITA R. MATTHEWS and KARL C. HARRISON as Auctioneer, do hereby grant, bargain, sell and convey unto the said JAMES R. RAY and MELBA ALICE RAY, the following described real estate lying and situated in Shelby County, Alabama, to-wit:

Commence at the Northwest corner of the $SE\frac{1}{4}$ of the $SE\frac{1}{4}$ of Section 27, Township 20 South, Range 1 East; thence run South along the West line of said $\frac{1}{4}$ Section a distance of 225.72 feet; thence turn an angle of 89 deg. 47 min. 46 sec. to the left and run a distance of 20.00 feet to the point of beginning; thence continue in the same direction a distance of 928.38 feet to an old occupation line; thence turn an angle of 88 deg. 30 min. 55 sec. to the left and run along said occupation line a distance of 528.20 feet; thence turn an angle of 91 deg. 29 min. 05 sec. to the left and run a distance of 375.91 feet; thence turn an angle of 91 deg. 29 min. 05 sec. to the right and run a distance of 392.77 feet to the South margin of County Highway No. 56; thence turn an angle of 86 deg. 38 min. 34 sec. to the left and run along the South margin of said highway a distance of 77.40 feet; thence turn an angle of 2 deg. 51 min. 12 sec. to the right and run along the South margin of said highway a distance of 507.23 feet to a point which is 20.00 feet East of the West line of the $NE\frac{1}{4}$ of the $SE\frac{1}{4}$; thence turn an angle of 97 deg. 53 min. 57 sec. to the left and run South and parallel with the West line of the East $\frac{1}{2}$ of the $SE\frac{1}{4}$ a distance of 995.07 feet to the point of beginning. Situated in the $E\frac{1}{2}$ of the $SE\frac{1}{4}$ of Section 27, Township 20 South, Range 1 East, Shelby County, Alabama, and containing 17.00 acres.

TO HAVE AND TO HOLD the above described premises unto the said JAMES R. RAY and MELBA ALICE RAY, and their heirs and assigns, forever.



IN WITNESS WHEREOF, said JOHN G. MATTHEWS and wife, ANEITA R. MATTHEWS acting by and through Karl C. Harrison, Attorney in Fact and Auctioneer, and Karl C. Harrison, Attorney in Fact, have hereunto set their hands and seals on this the 21st day of March, 1975.

JOHN G. MATTHEWS and wife, ANEITA R. MATTHEWS

BY Karl C. Harrison
Attorney in Fact and Auctioneer

KARL C. HARRISON

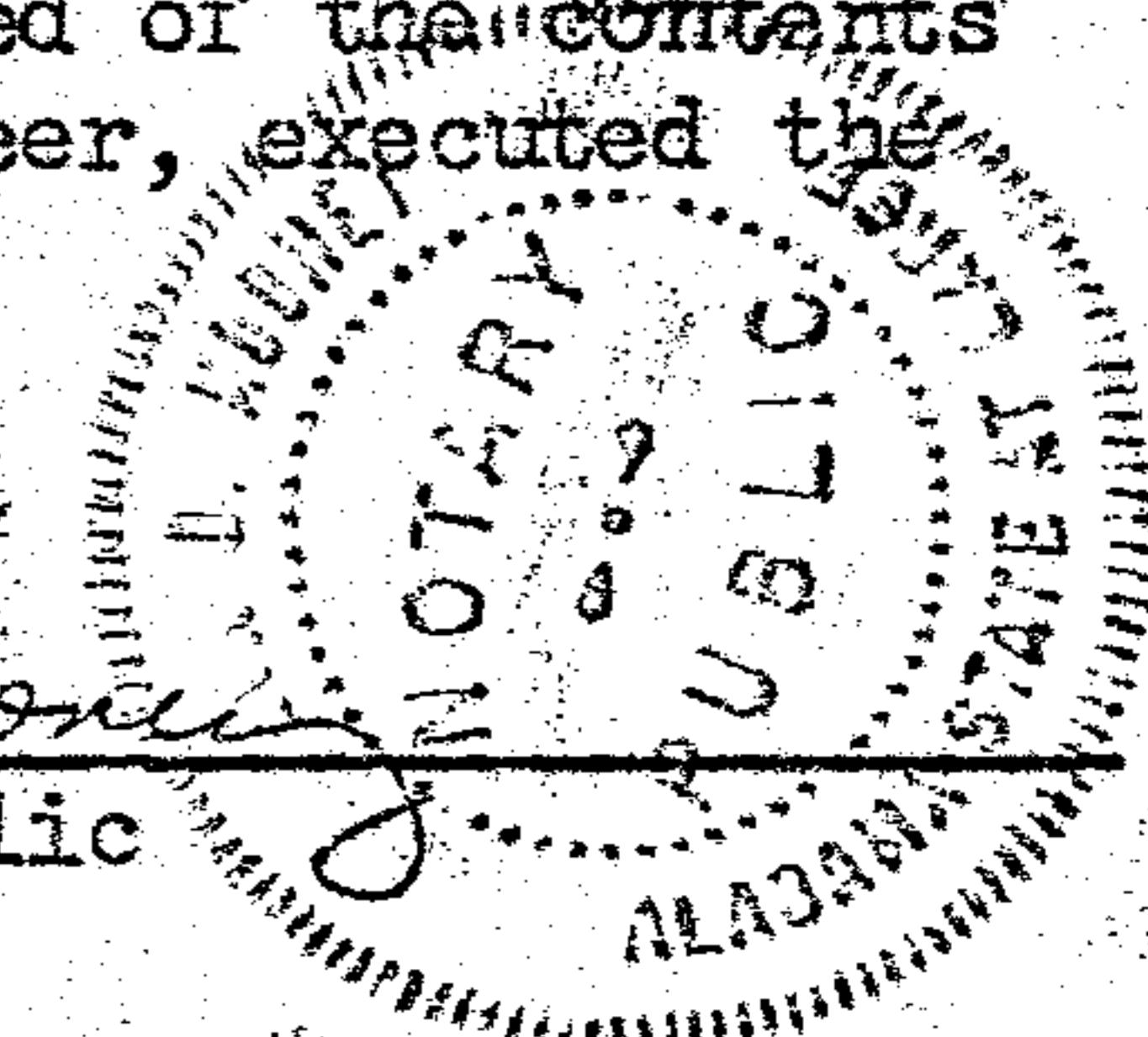
Karl C. Harrison
Auctioneer

STATE OF ALABAMA)
SHELBY COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Karl C. Harrison, who is known to me, and whose name as Attorney in Fact and 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 the conveyance, he, as such Attorney in Fact and as such Auctioneer, executed the same voluntarily on the day the same bears date.

Given under my hand and seal this the 21st day of March, 1975.

Eva D. Moon
Notary Public



BOOK 291 PAGE 424

REC'D U.C.C. FILE NUMBER 000014180
1975 APR - 14 PM 3:19
INSTRUMENT WAS FILED
Shelby Cnty Probate
Court, Alabama
DATE OF REC'D: