19790731000097360 1/3 $.00
Shelby Cnty Judge of Probate, AL
07/31/1979 12:00:00AM FILED/CERT

STATE OF ALABAMA)
) 1337
SHELBY COUNTY)

FORECLOSURE DEED

KNOW ALL MEN BY THESE PRESENTS, THAT:

WHEREAS, default was made in the payment of the indebtedness secured by those certain mortgages executed by Matthews Building Company to Birmingham Trust National Bank, a national banking association, recorded in Book 372, Page 948 and in Book 380, Page 202, respectively, of the records in the Office of the Judge of Probate of Shelby County, Alabama, so that by the terms of said mortgages, the same became subject to foreclosure; and

WHEREAS, after such default and acting under the power of sale contained in said mortgages, Birmingham Trust National Bank caused to be published in the Shelby County Reporter a newspaper published in Shelby County, Alabama, a notice setting forth that it would, within the legal hours of sale on the 9th day of July, 1979, sell the hereinafter described land conveyed by said mortgages to the highest bidder for cash in front of the Shelby County, Alabama, Courthouse in the City of Columbiana, Alabama, which notice was published in the issues of said paper on June 14, 21, and 28, 1979; and

WHEREAS, at said Courthouse door within the legal hours of sale on the 9th day of July, 1979, said Birmingham Trust National Bank did proceed to sell the hereinafter described land in strict compliance with the terms of the power of sale and pursuant to said notice, at which said Birmingham Trust National Bank, a national banking association did bid for said land the sum of Forty Thousand and 00/100 ($40,000.00) Dollars which was the highest and best bid therefor; whereupon said land was sold to Birmingham Trust National Bank.

NOW THEREFORE, in consideration of the premises and of the payment of said bid, said Birmingham Trust National Bank

BOOK 321 PAGE 109

BTNB Mortgage Loan Dept.
P.O. BOX 2554
BIRMINGHAM, ALABAMA 35290
MORTGAGE LOAN DEPT.

as Mortgagee, does grant, bargain, sell and convey unto Birmingham Trust National Bank, a national banking association, all of its right, title and interest in and to the following described lots or parcels of land situated in Shelby County, Alabama to-wit:

Lot 31, according to the survey of Brandywine, First Sector, as recorded in Map Book 7, Page 7, in the Probate Office of Shelby County, Alabama.

19790731000097360 2/3 $.00
Shelby Cnty Judge of Probate,AL
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SUBJECT to the statutory right of redemption on the part of those entitled to redeem as provided by the laws of the State of Alabama.

TO HAVE AND TO HOLD to said Birmingham Trust National Bank, its successors and assigns forever.

IN WITNESS WHEREOF, Birmingham Trust National Bank has caused this instrument to be executed under its seal by James R. Beaird, it Senior Vice President, who is duly authorized thereunto, both as Mortgagee and on behalf of the Mortgagor, Matthews Building Company, on this the 9th day of July, 1979.

BOOK 321 PAGE 110

BIRMINGHAM TRUST NATIONAL BANK,
MORTGAGEE

By: James R. Beaird
James R. Beaird
Its Senior Vice President

MATTHEWS BUILDING COMPANY, MORTGAGOR
BY: BIRMINGHAM TRUST NATIONAL BANK

By: James R. Beaird
James R. Beaird
Its Senior Vice President

STATE OF ALABAMA)
)
JEFFERSON COUNTY)

ACKNOWLEDGEMENT

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that James R. Beaird, whose name as Senior Vice President of Birmingham Trust National Bank, a national banking association, is signed to the foregoing conveyance and who is known to me to be such officer, 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 Birmingham Trust National Bank.

19790731000097360 3/3 $.00
Shelby Cnty Judge of Probate, AL
07/31/1979 12:00:00AM FILED/CERT

Given under my hand and official seal this 26th day of July, 1979.

Sandra M. Sharp
Notary Public
My Commission Expires Feb. 9, 1982

STATE OF ALABAMA)
)
JEFFERSON COUNTY)

ACKNOWLEDGEMENT

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that James R. Beaird, whose name as Senior Vice President of Birmingham Trust National Bank, a national banking association, as Matthews Building Company Mortgagor, is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this date, that being informed of the contents of said conveyance, he as such officer and with full authority, executed the same voluntarily for and as the act of said national banking association, acting in its capacity as Matthews Building Company, Mortgagor, as aforesaid.

Given under my hand and official seal this 26th day of July, 1979.

Sandra M. Sharp
Notary Public
My Commission Expires Feb. 9, 1982

BOOK 321 PAGE 111

This instrument was prepared by:
James J. Robinson, Attorney
1600 Bank for Savings Building
Birmingham, Alabama 35203

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

1979 JUL 31 AM 8:42

Thomas A. Lumpkin, Jr.
JUDGE OF PROBATE