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Shelby Cnty Judge of Probate, AL
04/25/1980 00:00:00 FILED/CERTIFIED

STATE OF ALABAMA)
SHELBY COUNTY)

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 Paul J. L. Schatz and wife Sandra L. Schatz, to Rosella M. Williams, and recorded in Mortgage Book 387, page 560 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, Rosella M. Williams 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 the Shelby County Reporter in the issues of said paper published in Shelby County, Alabama, March 20, and March 27, and April 3, 1980.

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 15th day of April, 1980 and at sale, said real estate was purchased by Rosella M. Williams for the sum of Eight Thousand Two Hundred Seventeen & (\$8,217 which said sum of money was the highest and best bid for sale of the real estate at said sale;

NOW, THEREFORE, in consideration of the premises, and of the payment of the sum of 8,217.16, by crediting the same upon the mortgaged indebtedness secured by said mortgage, said Paul J. L. Schatz and wife Sandra L. Schatz and Joel C. Watson, as auctioneer do hereby grant, bargain, sell and convey unto the said Rosella M. Williams the following described real estate lying and situated in Shelby County, Alabama, to-wit:

Commencing at the SE corner of Section 33, Township 21 South, Range 2 West, thence North along the East boundary of said Section 33, a distance of 774.20 feet to a point; thence turn an angle of 90 degrees 51 minutes to the left for a distance of 1297.49 feet to the point of beginning; thence continue along same straight line a distance of 337.27 feet to a point; thence North a distance of 544.10 feet to a point on the South R.O.W. line of Alabama Highway No. 70; thence southeasterly along said R.O.W. line a distance of 341.70 feet to a point; thence South and parallel with the West boundary of the herein described lot a distance of 527.90 feet to the point of beginning. Said land being situated in the SW 1/4 of SE 1/4 and the SE 1/4 of the SE 1/4, Section 33, Township 21 South, Range 2 West, Shelby County, Alabama, and containing 4.15 acres, more or less.
Subject to easements, restrictions, and rights-of-way of record.

NO TAX COLLECTED

BOOK 326 PAGE 80

TO HAVE AND TO HOLD the above described premises unto the said ROZELLA M. WILLIAMS and her heirs and assigns, forever.

IN WITNESS WHEREOF, said PAUL J. L. SCHATZ AND WIFE SANDRA L. SCHATZ acting by and through Joel C. Watson, Attorney in Fact, and Auctioneer, and Joel C. Watson, Attorney in Fact, have hereunto set their hands and seals on this the 15th day of April, 1980.

PAUL J. L. SCHATZ AND SANDRA L. SCHATZ, wife

BY: Paul J. L. Schatz and Sandra L. Schatz
Attorney in Fact and Auctioneer

Joel C. Watson

BY: Joel C. Watson
Auctioneer

STATE OF ALABAMA)
SHELBY COUNTY)

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I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Joel C. Watson, 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 15th day of April, 1980.

Betty Jane L. L...
Notary Public

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

1980 APR 25 AM 11:03

Thomas A. Snowless, Jr.
JUDGE OF PROBATE

NO TAX COLLECTED

Rec. 3.00
Ind. 1.00
4.00

BOOK 326 PAGE 81

