

MORTGAGE
FORECLOSURE DEED

STATE OF ALABAMA

SHELBY COUNTY

19801222000144870 Pg 1/3 .00
Shelby Cnty Judge of Probate, AL
12/22/1980 00:00:00 FILED/CERTIFIED

KNOW ALL MEN BY THESES PRESENTS, That:

WHEREAS, heretofore on, to-wit: December 10, 1979,
Larry D. Dougherty, An Unmarried Man and Harry J. Montgomery, An Unmarried Man,
mortgagors, executed a certain mortgage to United Federal Savings & Loan
Association, a corporation
which said mortgage is recorded in ^{Book}~~Volume~~ 399, Record of Mortgages,
at Page 97, in the Office of the Judge of Probate of _____
Shelby County, Alabama, and;

WHEREAS, default was made in the payment of the indebtedness secured
by said mortgage, and the said United Federal Savings & Loan Association,
a corporation, did declare all of the
indebtedness secured by the 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, in accordance with
the terms thereof, by publication in Shelby County Reporter,
a newspaper of general circulation in Shelby County,
Columbiana, Alabama, in its issues of _____
November 27, December 4 and 11, 1980, and;

WHEREAS, on December 18, 1980, the day on which the
foreclosure sale was due to be held under the terms of said notice,
during the legal hours of sale, said foreclosure was duly and properly
conducted and the said United Federal Savings & Loan Association,
a corporation, did offer for sale and sell at public
outcry, in front of the Main entrance of
the Courthouse at Columbiana, Shelby County,
Alabama, the property hereinafter described, and;

WHEREAS, the highest and best bid obtained for the property described
in the aforementioned mortgage was the bid of United Federal Savings &
Loan Association, a corporation, in the amount of
NINETY THOUSAND THREE HUNDRED TWENTY TWO and 69/100 (\$90,322.69)
Dollars, which sum was offered to be credited to the indebtedness secured

by said mortgage, and said property was thereupon sold to _____
United Federal Savings & Loan Association, a corporation _____, and;

WHEREAS, _____ Robert H. Adams _____ acted as auctioneer as provided
in said mortgage and conducted the said sale; and,

WHEREAS, said mortgage expressly authorized the person conducting said sale to
execute to the purchaser at said sale a deed to the property so purchased.

NOW, THEREFORE, in consideration of the premises and the credit of _____

NINETY THOUSAND THREE HUNDRED TWENTY TWO and 69/100 (\$90,322.69)

Dollars, _____ Larry D. Dougherty, An Unmarried Man and Harry J. Montgomery, An Unmarried Man,
mortgagors, by and through the said _____ United Federal Savings & Loan Association,
a corporation _____ do grant, bargain,

sell and convey unto the said _____ United Federal Savings & Loan Association,
a corporation _____, the following described

real property, situated in _____ Shelby _____ County, Alabama,
to-wit:

All that part of the SE 1/4 of NW 1/4 of Section 33, Township 19 South, Range 1 East,
which lies east of Shelby County, Road No. 55 known as Westover to Columbiana Road and
which lies north of County Chert road known as "School House Road", except for approxi-
mately six acres on North side described as beginning at the SE corner of the NE 1/4 of
the NW 1/4 of Section 33, and running south along the east line of the SE 1/4 of NW 1/4
of said Section a distance of 539 feet; thence turning in a straight line in a north-
westerly direction to the right of way of Shelby County Road No. 55, to a point which is
270 feet south of the north line of said SE 1/4 of NW 1/4; thence run northerly 270 feet
to the North line of SE 1/4 of NW 1/4 of said section; thence run east along north line
of the SE 1/4 of NW 1/4 of said Section to the point of beginning of the lot herein
excepted, situated in Shelby County, Alabama.

Subject to taxes for the year, 1980.

Subject to taxes for the current year, 1981.

Subject to any and all easements and/or restrictions of record.

Subject to the Statutory right of redemption on the part of those entitled
to redeem under the laws of the State of Alabama.

TO HAVE AND TO HOLD the above described property unto the said

United Federal Savings & Loan Association, a corporation

its successors and assigns forever; 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, the said Larry D. Dougherty, An Unmarried Man and

Harry J. Montgomery, An Unmarried Man,

by United Federal Savings & Loan Association, a corporation,

by Robert H. Adams, as auctioneer conducting

said sale, has caused these presents to be executed on this the 18 day of

December, 19 80.

19801222000144870 Pg 3/3 .00
Shelby Cnty Judge of Probate, AL
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STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

1980 DEC 22 AM 9:47

Thomas A. Brownlee, Jr.
NOTARY PUBLIC

Rec. 4.50
Ind. 1.00
5.50

UNITED FEDERAL SAVINGS & LOAN ASSOCIATION

BY:

Robert H. Adams

AS AUCTIONEER

NO TAX COLLECTED

STATE OF ALABAMA

JEFFERSON COUNTY

I, the undersigned, a Notary Public in and for the said County, in said State, hereby certify that Robert H. Adams,

whose name as auctioneer for United Federal Savings & Loan Association,

a corporation,

is signed to the foregoing conveyance and

who is know to me, acknowledge before me on this day, being informed of the contents of this conveyance he or she, in his or her capacity as such auctioneer executed the same voluntarily on the day same bears date.

Given under my hand and official seal, this 18 day of

December, 19 80.

This document prepared by
Douglas Corretti
1804 7th Avenue North
Birmingham, Alabama 35203

My Commission Expires May 12, 1984

Notary Public

BOOK 330 PAGE 313