

2121
REAL ESTATE MORTGAGE

19810205000013050 Pg 1/2 .00
Shelby Cnty Judge of Probate, AL
02/05/1981 00:00:00 FILED/CERTIFIED

STATE OF ALABAMA, County of Jefferson

This Mortgage made and entered into on this the 3 day of February, 19 81, by and between the undersigned,

Joe R. Humphreys and wife Lucille Brown Humphreys, hereinafter called Mortgagors, and Associates Financial Services Company of Alabama, Inc., a corporation organized and existing under the laws of the State of Alabama, hereinafter called "Corporation";

WITNESSETH: WHEREAS, Mortgagors are justly indebted to Corporation in the sum of Eight Thousand Seven
hundred Sixty and no/100 * * * * * Dollars (\$ 8760.00 * * * * *),

as evidenced by a promissory note of even date herewith, payable to the order of Corporation in 60 consecutive monthly installments, each in the amount of \$ 146.00, except the final installment shall be in the amount of \$ 146.00,

with the first installment due the 9 day of March, 19 81, and thereafter an installment on the same day of each and every succeeding month until paid in full; which note provides for attorney's fees and late charges in certain instances and for interest at the highest legal contract rate after maturity.

NOW, THEREFORE, FOR AND IN CONSIDERATION of the sum of \$1.00 to the Mortgagors, cash in hand paid, the receipt of which is hereby acknowledged and for the purpose of securing the payment of the above-described promissory note and the payment and performance of all the covenants and agreements hereinafter stated, the Mortgagors do hereby grant, bargain, sell and convey unto Corporation that property situated in the County of Shelby, State of Alabama, described as follows, to wit:

From the North East Corner of the North East Quarter of the North East Quarter of Section 18, Township 18, Range 2 East a distance of 315 feet in a due South direction for a point of beginning: Continue in a due South direction 315 feet, thence in a due West direction 105 feet, thence in a due North direction 315 feet, thence in a due East direction 105 feet to the point of beginning.
One acre.

This instrument prepared by Annie Jane Kohn for Associates, 607 Red Lane Road, Birmingham, Alabama 35215

TO HAVE AND TO HOLD the above described property, together with all and singular, the rights, privileges, tenements, appurtenances and improvements unto said Corporation, its successors and assigns forever. And Mortgagors do hereby warrant, covenant, and represent unto Corporation, its successors and assigns, that they are lawfully seized of the above described property in fee, have a good and lawful right to sell and convey said property, and shall forever defend the title to said property against the lawful claims and demands of all persons whomsoever, and that said real property is free and clear from all encumbrances except NONE.

Professional Title Service
2121 - 8 Shelby No. Suite 1608
2121 - 8 Shelby

BOOK 409 PAGE 694

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

1981 FEB -5 AM 10:10

MTg. 13.20

Rec. 9.00

Thomas A. Snowden, Jr.
JUDGE OF PROBATE

Sub. 1.00

23.20

It is specifically agreed that time is of the essence of this contract and that no delay in enforcing any obligation hereunder or of the obligations secured hereby shall at any time hereafter be held to be a waiver of the terms hereof or of any of the instruments secured hereby.

If less than two join in the execution hereof as Mortgagors, or may be of the feminine sex, the pronouns and related words herein shall be read as if written in singular or feminine respectively.

The covenants herein contained shall bind, and the benefits and advantages inured to, the respective heirs, successors and assigns of the parties named.

IN WITNESS WHEREOF, the said mortgagors have hereunto set their hands and seals this the day and date first above written.

Ellen Gaye Brown
Lucille Brown Humphreys
Ezra Kaye Brown
Joe M. Humphreys

Donald W. Brown (SEAL)

Sharon Brown
Bobby L. Brown (SEAL)

Frankie Brown

Gene Brown

Paul Brown

Ruth Brown

STATE OF ALABAMA

County of _____

I, the undersigned authority, a Notary Public in and for said County and State aforesaid, hereby certify that _____

Joe R. Humphreys and wife Lucille Brown Humphreys

whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, they executed the same voluntarily on the date the same bears date.

Given under my hand and official seal this 3rd day of February, 1981.

My commission expires Nov. 5, 1984

Jeanita L. Daniels
Notary Public

STATE OF ALABAMA

County of _____

I, the undersigned authority, a Notary Public in and for said County and State aforesaid, hereby certify that _____

_____ whose name as _____ of the _____

_____ a corporation, 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 the conveyance, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand this the _____ day of _____, 19 _____

My commission expires _____

Notary Public