

STATE OF ALABAMA            )  
                                  )  
SHELBY COUNTY                )        582    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 George N. Bibb and wife, Frances D. Bibb to Birmingham Trust National Bank, a national banking association, recorded in Book 393, Page 274 and in Book 406, Page 726, 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, at 12:00 o'clock noon on the 4th day of March, 1981, sell the hereinafter described land conveyed by said mortgages to the highest bidder for cash in front of the Courthouse door at the main entrance of the Shelby County, Alabama, Courthouse in the City of Columbiana, Alabama, which notice was published in the issues of said paper on February 5, 12 and 19, 1981; and

WHEREAS, at said Courthouse door at 12:00 o'clock noon on the 4th day of March, 1981, 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 Sixty-One Thousand Thirty-Eight and 93/100 Dollars (\$61,038.93) 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

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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:

Estate "23" according to Survey of Wildwood Park Residential Estates, as recorded in Map Book 5, Page 78, in the Probate Office of Shelby County, Alabama.

This conveyance is subject to the following:

- (1) The statutory right of redemption on the part of those entitled to redeem as provided by the laws of the State of Alabama;
- (2) Mortgage from George N. Bibb and wife, Frances D. Bibb to Mortgage Associates, Inc. filed for record November 30, 1976 and recorded in Volume 360, Page 133 in the Probate Office of Shelby County, Alabama and corrected by instrument recorded in Volume 361, Page 199, in said Probate Office.

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, its Senior Vice President, who is duly authorized thereunto, both as Mortgagee and on behalf of the Mortgagors, George N. Bibb and wife, Frances D. Bibb, on this the 4th day of March, 1981.

BIRMINGHAM TRUST NATIONAL BANK,  
MORTGAGEE

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

GEORGE N. BIBB AND WIFE,  
FRANCES D. BIBB, MORTGAGORS  
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

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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.

Given under my hand and official seal this 13<sup>th</sup> day of March, 1981.

Lucia C. White  
Notary Public  
My Commission Expires February 11, 1985

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 George N. Bibb and wife, Frances D. Bibb, Mortgagors, 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 George N. Bibb and wife, Frances D. Bibb, Mortgagors, as aforesaid.

Given under my hand and official seal this 13<sup>th</sup> day of March, 1981.

Lucia C. White  
Notary Public  
My Commission Expires February 11, 1985

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

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