

This document was prepared by: John E. Medaris
Attorney at Law
P. O. Box 766
Alab aster, AL 35007

CORRECTIVE FORECLOSURE DEED



19811026000113290 Pg 1/3 .00
Shelby Cnty Judge of Probate, AL
10/26/1981 00:00:00 FILED/CERTIFIED

STATE OF ALABAMA)

SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, THAT:

WHEREAS, heretofore on, to-wit: NOVEMBER 6, 1978, Thomas H. Fortenberry
and wife Darlene Fortenberry,

mortgagors, executed a certain mortgage to Citizens Bank & Trust Company

_____, which said mortgage is
recorded in Volume 385, Record of Mortgages, at Page 293, 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 Citizens Bank & Trust Company

_____ 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 News, a newspaper of
general circulation in Shelby County, City of N/A

_____, Alabama, in its issues of August 7, August 14, August 21,
1980; and,

WHEREAS, on August 26, 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

Citizens Bank & Trust Company did offer for
sale and sell at public outcry, in front of the Courthouse
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 _____
Citizens Bank & Trust Company, in the amount
of \$22,328.24 and the assumption of the first mortgage
dollars, which sum was offered to be credited to the indebtedness secured

BOOK 335 PAGE 714

David M. [unclear]

by said mortgage, and said property was thereupon sold to _____
Citizens Bank & Trust Company _____; and,

WHEREAS, John E. Medaris 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 purchase at said sale, a deed to the property so
purchased.

Now, THEREFORE, in consideration of the premises and the credit of
Twenty Two Thousand Three Hundred Twenty Eight and 24/100 (\$22,328.24) dollars,
and the assumption of the first Mortgage.

dollars, Thomas H. Fortenberry and wife, Darlene Fortenberry,
mortgagors, by and through the said John E. Medaris

_____, do grant, bargain, sell and convey unto
the said Citizens Bank & Trust Company,

the following described real property, situated in Shelby County,
Alabama, to-wit: A parcel of land located in Fractional Section 12,

Township 24N, Range 12E: Commence at the North West corner of said
Fractional Section 12, thence in a Southerly direction, along the West
line of said Fractional Section, a distance of 510.00 feet, thence 79 degree
27 minutes left, in a Southeasterly direction, a distance of 266.5 feet to
the Point of Beginning, thence continue along last described course a
distance of 236.5 feet, thence 79 degrees 27 minutes right, in a Southerly
direction, a distance of 170.00 feet, thence 100 degrees 33 minutes right,
in a Northwesterly direction, a distance of 236.5 feet, thence 79 degrees
27 minutes right, in a Northerly direction to the Point of Beginning.

TO HAVE AND TO HOLD the above-described property unto the said
Citizens Bank & Trust Company,

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 Thomas H. and Darlene Fortenberry
_____ by

Citizens Bank & Trust Company,

by John E. Medaris, as auctioneer conducting said sale,

has caused these presents to be executed on this the 26th day of
August, 19 80.

BY: John E. Medaris
JOHN E. MEDARIS, as auctioneer

BOOK 335 PAGE 715

STATE OF ALABAMA

SHELBY

COUNTY

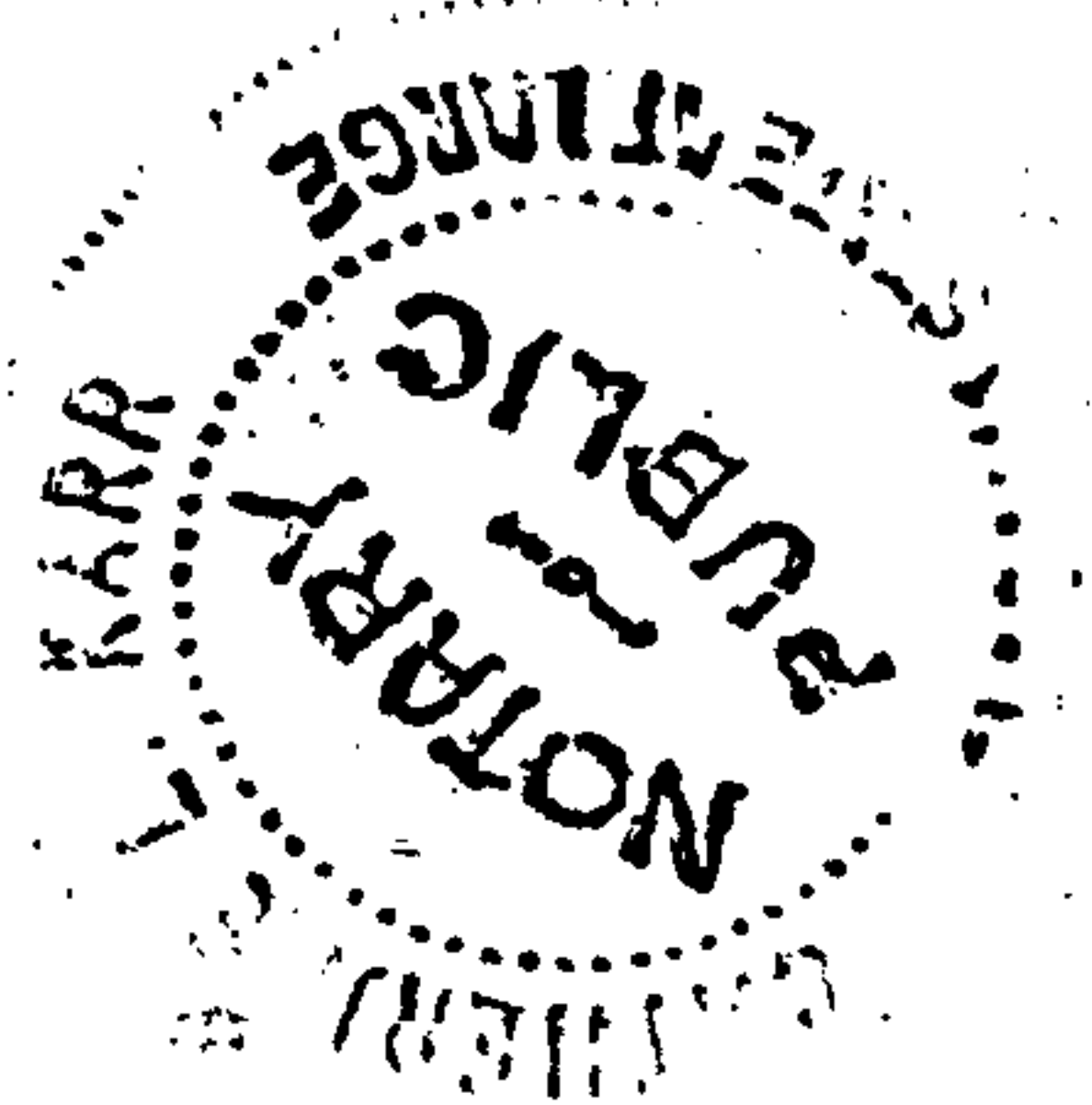
ACKNOWLEDGMENT

19811026000113290 Pg 3/3 .00
Shelby Cnty Judge of Probate, AL
10/26/1981 00:00:00 FILED/CERTIFIED

I, the undersigned, a Notary Public in and for said county, in said State, hereby certify that John E. Medaris, whose name as auctioneer for Citizens Bank & Trust Co. and Thomas H. and Darlene Fortenberry 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 this conveyance he, in his capacity as such auctioneer, executed the same voluntarily on the day the same bears date.

GIVEN UNDER my hand and official seal this 23rd day of October, 1981

Catherine L. Karr
NOTARY PUBLIC



This Corrective Foreclosure Deed is given to correct that certain Foreclosure Deed as recorded in Book 328, Page 297, in the Office of the Judge of Probate of Shelby County, Alabama.

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

1981 OCT 26 AM 11:30

Corrected Deed

Thomas H. Snowden, Jr.
JUDGE OF PROBATE

Rec'd 4.50
Jud 1.00
5.50

BOOK 335 PAGE 716