

STATE OF ALABAMA

SHELBY COUNTY

MORTGAGE FORECLOSURE DEED

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, Gary L. Thompson did on the 17th day of July, 1974, execute a mortgage to E. C. Thuston III, William Lee Thuston, and Robert D. Thuston, which mortgage is recorded in Volume 341, page 186, in the office of the Judge of Probate of Shelby County, Alabama; and

WHEREAS, default was made in the payment of said indebtedness secured by said mortgage, and the said E. C. Thuston III, William Lee Thuston, and Robert D. Thuston did declare all of the indebtedness secured by said mortgage due and payable and did give due and proper notice of the foreclosure of said mortgage in accordance with the terms thereof by publication in the Shelby County Reporter, a newspaper of general circulation in Shelby County, Alabama, in its issues of October 9, 16, and 23, 1980; and

WHEREAS, on October 31, 1980, the day on which the foreclosure sale was due to be held, according to said notice, between the legal hours of sale, said foreclosure sale was duly and properly conducted, and the said E. C. Thuston III, William Lee Thuston, and Robert D. Thuston did offer for sale and did sell at public outcry in front of the Courthouse door of 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 the said E. C. Thuston III, William Lee Thuston, and Robert D. Thuston in the amount of Forty-three Thousand Two Hundred Thirty-five and 85/100 Dollars (\$43,235.85), which sum the said E. C. Thuston III, William Lee Thuston, and Robert D. Thuston offered to credit to the indebtedness secured by said mortgage and said property was thereupon sold to the said E. C. Thuston III, William Lee Thuston, and Robert D. Thuston; and

✓ CORLEY, MONCUS, De BUYS, GONDS, THUSTON & DENNIS, ATTORNEYS  
2100 - 16TH AVENUE, SOUTH  
P. O. BOX 3413  
BIRMINGHAM, AL 35205

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WHEREAS, Charles A. J. Beavers, Jr. and W. Lee Thuston conducted said sale on behalf of E.C. Thuston III, William Lee Thuston, and Robert D. Thuston; 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 of a credit in the amount of Forty-three Thousand Two Hundred Thirty-five and 85/100 Dollars (\$43,235.85) on the indebtedness secured by said mortgage, the said E. C. Thuston III, William Lee Thuston, and Robert D. Thuston, by Charles A. J. Beavers, Jr. and W. Lee Thuston, their duly authorized agents and auctioneers conducting said sale, do hereby grant, bargain, sell, and convey unto the said E. C. Thuston III, William Lee Thuston, and Robert D. Thuston the following described proeprty situated in Shelby County, Alabama, to-wit:

South half of northwest quarter of Section 24, Township 17 South, Range 1 East, Shelby County, Alabama.

LESS AND EXCEPT:

South half of south half of southeast quarter of northwest quarter of Section 24, Township 17 South, Range 1 East, Shelby County, Alabama.

TO HAVE AND TO HOLD the above described property unto the said E. C. Thuston III, William Lee Thuston, and Robert D. Thuston, 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 E. C. Thuston III, William Lee Thuston, and Robert D. Thuston, by Charles A. J. Beavers, Jr. and W. Lee Thuston, as auctioneers conducting said sale, caused these presents to be executed on this the 31st day of October, 1980.

E. C. THUSTON III, WILLIAM LEE THUSTON, and ROBERT D. THUSTON

By Charles A. J. Beavers, Jr.  
Agent and Auctioneer

and



By

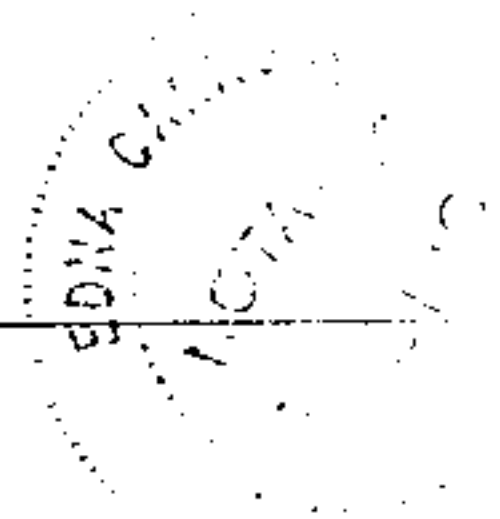
W. Lee Thuston  
Agent and Auctioneer

STATE OF ALABAMA  
JEFFERSON COUNTY

I, the undersigned, a notary public in and for said county in said state, hereby certify that Charles A. J. Beavers, Jr. and W. Lee Thuston, whose names as auctioneers and agents for E. C. Thuston III, William Lee Thuston, and Robert D. Thuston, 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, in their capacities as such auctioneers and agents, and with full authority, executed the same voluntarily on the day the same bears date.

Given under my hand and seal this 31<sup>st</sup> day of October, 1980.

Edna Carroll  
Notary Public



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

1982 AUG -9 AM 9:39

Thomas A. Squire, Jr.  
JUDGE OF PROBATE

Rec. 5.00  
Incl. 1.00  
6.00

NO TAX COLLECTED