

THE STATE OF ALABAMA,

Shelby County.

This Deed of Mortgage, made and entered into on this, the twenty seventh day of August, 1982,
between Stinson Hill and wife, Mary Elizabeth Hill

the party of the first part, and First National Bank of Columbiana, Columbiana, Ala., party of the second part,

WITNESSETH, that the party of the first part being indebted to the party of the second part in the sum of (\$8,671.00)
eight thousand eight hundred seventy one and 00/100 - - - - - DOLLARS,

due by one promissory note(s) of this date 60 successive equal monthly installments of
\$147.85; the first installment shall be due on October 5, 1982 and one of such remaining
installments shall be due on the 5th day of each successive month thereafter until the
entire indebtedness is paid in full,
and being desirous of securing the payment of the same, and in consideration thereof, haVE granted, bargained, sold and
conveyed and by these presents do grant, bargain, sell and convey to the said party of the second part the property
hereinafter described - that is to say, situated in the County of Shelby, in the State of Alabama, and
more particularly known as

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a part of the NE $\frac{1}{4}$ of NW $\frac{1}{4}$ of Section 6, Township 21, Range 2 East and described
as beginning at the Southeast corner of said forty acres and running North along
the east line of said forty acres 208.7 feet to the Northeast corner of a one acre
lot belonging to John Ferguson, for a point of beginning of the lot hereby conveyed;
thence continue North along the East line of said forty acres 420 feet to the Southeast
corner of the J.A. Spearman land; thence West and parallel with the South line of
said forty acres 580 feet; thence South and parallel with the East line of said forty
acres 528 feet to the South line of said forty acres in the center of the McGowan
Ferry Road; thence East along the South line of said forty acres 372 feet to the
Southwest corner of said Ferguson one acre lot; thence North along the West line
of said Ferguson lot 208.7 feet to the Northwest corner of said Ferguson lot;
thence East along the North line of said Ferguson lot 208.7 feet to the point of
beginning, and containing 7.3 acres, more or less.
situated in Shelby County, Alabama.

WILSONVILLE BRANCH
FIRST NATIONAL BANK OF COLUMBIANA
P.O. DRAWER 10
WILSONVILLE, ALABAMA 35186

TO HAVE AND TO HOLD to the said party of the second part, its successors and assigns, forever. But this Deed is intended to operate as a Mortgage and is subject to the following condition - that is to say, if the party of the first part shall pay and satisfy the debt above described and any other indebtedness to the owner or holder hereof as described on page 1 of this mortgage at the time or before the same falls due, then this conveyance shall be null and of no effect; but on default of the payment of any installment of the indebtedness or the interest thereon secured hereby, all of the indebtedness shall become due and payable, then the said party of the second part, its successors, or assigns, may take the above-described property into possession, and having or not having the same in possession, may sell the same to the highest bidder, at public auction at Columbiana, Alabama, for cash, having advertised such sale in some newspaper published in said County by three weekly insertions, or by posting at three public places in said County for not less than twenty days at the option of the mortgagee, and execute titles to the purchaser at said sale, and shall apply the proceeds to the payment of the expenses incident to said sale, including all costs of collection, taking possession of and caring for said property, and all attorney's fees, and the payment in full of the said demand hereby secured, and pay over the remainder, if any, to the said party of the first part. And it is further agreed that the mortgagee may buy the above described property at said sale, and the auctioneer crying the same may execute titles to the purchaser. It is further agreed that the party of the first part shall insure the buildings on said property in some good and responsible fire insurance company for a sum equal to the indebtedness hereby secured, with loss, if any, payable to the party of the second part as their interest may appear. And said party of the first part agrees to regularly assess said property, and pay all taxes on the same which may become due on said property during the pendency of this mortgage.

It is further agreed that if the said party of the first part shall fail to assess said property and pay taxes on same, or to insure said buildings, then the said party of the second part may pay the same and take out said insurance, and this conveyance shall stand at security for the same.

We further certify that the above property has no prior lien or encumbrance thereon.

Witness our hand S and Seal S, the day and year above written.

Signed, Sealed, and Delivered in the Presence of

Mary Elizabeth Hill
Sig. Mary Elizabeth Hill

SAVED BY
CONTRACT

Mary Elizabeth Hill (L.S.)
Stinson Hill (L.S.)
Stinson Hill (L.S.)

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1982 SEP -3 AM 8:31

Thomas G. Shoultz, Jr.
JUDGE OF PROBATE

Mtg TAX: 13.35
Rec 3.00
Jud 1.00
17.35

THE STATE OF ALABAMA
Shelby County.

the undersigned, a Notary Public in and for said County
hereby certify that Stinson Hill and Mary Elizabeth Hill

whose name s 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 this conveyance, they executed the same voluntarily on
the day the same bears date.

Given Under my hand, this 27 day of August, 19 82

Frances Hardy
My Comm. Expires 1983

MORTGAGE

TO

THE STATE OF ALABAMA,
Shelby County

I, Judge of Probate for said County, hereby certify
that the within Mortgage was filed in my office for
record at o'clock M. on the day of 19

and duly recorded on the day of 19

in Mortgage Record, Vol. on pages

Judge of Probate

Recording

Certificate

THE STATE OF ALABAMA,

Shelby County

I, Judge of Probate for said County, hereby certify
that the following privilege tax has been paid on the
within instrument as required by Acts 1902 and 1908
- viz: cents

Judge of Probate