

MORTGAGE FORECLOSURE DEED

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS: That James C. Campbell and wife, Glenda T. Campbell execute a did, on to-wit: October 18, 1979 mortgage to Mortgage America, Inc. which mortgage is recorded in Book 397, page 618, in the Office of the Judge of Probate of Shelby County, Alabama, and which said mortgage, security, lien and the indebtedness secured thereby, was assigned to and acquired by Alliance Mortgage Company (formerly Charter Mortgage Company) by document recorded in Book 34, page 146, in the Office of the Probate Judge of Shelby County, Alabama; and

WHEREAS, default was made in the payment of the indebtedness secured by said mortgage and the said Alliance Mortgage Company 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 published in the City of Columbiana, Shelby County, Alabama, in its issues of February 3, 10 and 17, 1983; and

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WHEREAS, on March 3, 1983, the day on which the foreclosure sale was due to be held under the terms of said notice, between the legal hours of sale, said foreclosure sale was duly and properly conducted, and Alliance Mortgage Company did offer for sale and did sell at public outcry, in front of the courthouse door of Shelby County, Alabama, in the City of Columbiana, Alabama, the property hereinafter described; and

WHEREAS, the highest and best bid for cash obtained for the property described in the aforementioned mortgage was the bid of the said Alliance Mortgage Company in the amount of Eighty Thousand One Hundred Thirty and no/100 Dollars (\$ 80,130.00), which sum the said Alliance Mortgage Company offered to credit on the indebtedness secured by said mortgage, and said property was thereupon sold to the said Alliance Mortgage Company and

WHEREAS, said mortgage expressly authorized the mortgagee to bid at the said sale and purchase said property, if the highest bidder therefor, and authorized the Mortgagee or Auctioneer or any person conducting said sale for the Mortgagee to execute to the purchaser at the said sale a deed to the property so purchased;

NOW, THEREFORE, in consideration of the premises and a credit of Eighty Thousand One Hundred Thirty and no/100 Dollars (\$ 80,130.00), on the indebtedness secured by said mortgage, the said James C. Campbell and wife, Glenda T. Campbell acting by and through the said Alliance Mortgage Company

the person conducting the said sale for the Mortgagee or Transferee of Mortgagee, and the said Alliance Mortgage Company

by Jennifer A. Creagan, as said auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgagee, and Jennifer A. Creagan, as said auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgagee, do hereby grant, bargain, sell and convey unto

Allinace Mortgage Company the following described real estate situated in Shelby County, Alabama, to-wit:

Commence at the N.E. corner of the SE 1/4 of the SW 1/4 of Section 24, Township 21 South, Range 1 West; thence run West along the North line of said 1/4-1/4 Section a distance of 1016.40 feet; thence turn an angle of 90 degrees 00' to the left and run a distance of 396.00 feet to the point of beginning; thence continue in the same direction a distance of 132.00 feet; thence turn an angle of 90 degrees 00' to the right and run a distance of 150.00 feet; thence turn an angle of 90 degrees 00' to the right and run a distance of 132.00 feet; thence turn an angle of 90 degrees 00' to the right and run a distance of 150.00 feet to the point of beginning. Situated in the SE 1/4 of the SW 1/4 of Section 24, Township 21 South, Range 1 West. Shelby County, Alabama.

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TO HAVE AND TO HOLD the above described property unto Alliance Mortgage Company forever; subject, however, to the statutory rights 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 Alliance Mortgage Company has caused this instrument to be executed by Jennifer A. Creagan as auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgagee, and in witness whereof the said Jennifer A. Creagan has executed this instrument in ~~his~~ capacity as such auctioneer on this the 3rd day of her March, 19 83.

MORTGAGORS: James C. Campbell and wife, Glenda T. Campbell
BY: ALLIANCE MORTGAGE COMPANY
Mortgagee or Transferee of Mortgagee

By Jennifer A Creagan
As Auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgagee

MORTGAGEE OR TRANSFEEE OF MORTGAGEE:
ALLIANCE MORTGAGE COMPANY

By Jennifer A Creagan
As Auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgagee

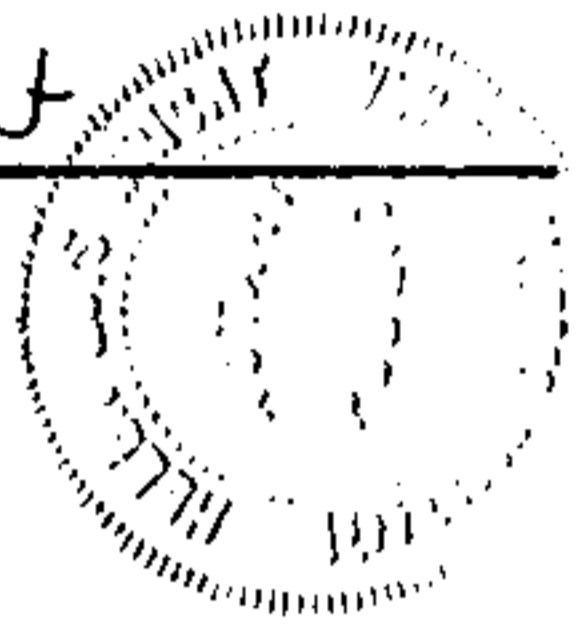
Jennifer A Creagan
As Auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgagee

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County and State, hereby certify that Jennifer A. Creagan whose name as Auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgagee, 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 the conveyance, he, in his capacity as such Auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgagee, and with full authority executed this instrument voluntarily on the day the same bears date.

Given under my hand and official seal this the 3rd day of March, 19 83.

Helen Lois Wright
Notary Public



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My Commission Expires 3/17/84

This instrument was prepared by:
Name: William W. Brooke
Address: 1600 Bank for Savings Building
Birmingham, AL 35203-4098

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

1983 MAR 14 AM 8 50

Thomas A. Snowden, Jr.
JUDGE OF PROBATE

Rec. 4.50
Ind. 1.00
5.50