

STATE OF ALABAMA  
SHELBY COUNTY

FORECLOSURE DEED

KNOW ALL MEN BY THESE PRESENTS, that,

WHEREAS, on the 26th day of June, 1981, Joseph E. Malone and wife, Nancy Malone executed a certain mortgage to Cahaba Land & Timber Co., Inc. which said mortgage is recorded in Book 8 at Page 16 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 and described in said mortgage and said mortgage being and continuing in default and subject to foreclosure; and

WHEREAS, under the power contained in said mortgage the said Cahaba Land & Timber Co., Inc., as Mortgagees, did advertise the foreclosure of said mortgage and the sale of the property conveyed therein by publication once a week for three consecutive weeks in The Shelby County Reporter, a newspaper published in Columbiana, Shelby County, Alabama; namely, on February 17, 1983; February 24, 1983; and March 3, 1983; and

WHEREAS, in strict compliance with the power of sale contained in said mortgage, the property therein described was offered to the highest bidder for cash, in front of the entrance of the Courthouse at Columbiana, Shelby County, Alabama, within the legal hours of sale on the 10th day of March, 1983, and the same was purchased by Cahaba Land & Timber Co., Inc., the Mortgagees, who were duly authorized by the terms of said mortgage to do so, at and for the sum of Twenty Nine Thousand One Hundred Three and 37/100 Dollars, (\$29,103.37), which was the highest, best and last bid therefor;

NOW, THEREFORE, IN CONSIDERATION OF THE PREMISES and of the payment by the said Cahaba Land & Timber, Co., Inc.,

BOOK 345 PAGE 707

BOOK 345 PAGE 708

of the said sum of Twenty Nine Thousand One Hundred Three and 37/100 Dollars, (\$29,103.37), by credit on the indebtedness secured by and described in said mortgage, receipt whereof is acknowledged, I, Kelby E. Strickland, Jr., as Auctioneer, by virtue of the power contained in said mortgage and of the law in such cases made and provided, do hereby grant, bargain, sell and convey unto the said Cahaba Land & Timber Co., Inc., all the right, title, interest, and claim of the said Joseph E. Malone and wife, Nancy Malone, in and to the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 2, Country Estates, as recorded in Map Book 8, Page 16, of the Probate Records in Shelby County, Alabama. (Containing 7.39 acres). Situated in Shelby County, Alabama.

TO HAVE AND TO HOLD unto the said Cahaba Land & Timber Co., Inc., their heirs and assigns forever.

IN WITNESS WHEREOF, I, Kelby E. Strickland, Jr., as Auctioneer, have executed these presents on the 10<sup>th</sup> day of March, 1983.

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
FORECLOSURE  
1983 MAR 16 AM 9:35

Rec 300  
100  
400  
Kelby E. Strickland, Jr.  
Auctioneer

Thomas A. Shumaker, Jr.  
JUDGE OF PROBATE  
STATE OF ALABAMA  
SHELBY COUNTY

ACKNOWLEDGMENT

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that Kelby E. Strickland, Jr., whose name as Auctioneer 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 the conveyance, he, as such Auctioneer, executed the same voluntarily on the day the same bears date.

IN WITNESS WHEREOF, I hereunto set my hand and seal on this 10<sup>th</sup> day of March 1983.

Sandra K. Pickett  
Notary Public