

736
This instrument prepared by:
GARY S. OLSHAN
Attorney At Law
1211 28th Street South
Birmingham, Alabama 35205

STATE OF ALABAMA

~~Shelby~~
SHELBY COUNTY

Shelby

SEND TAX NOTICE TO:
The Olshan Corporation
101 South 21st Street
Birmingham, Alabama 35233

Rerecorded to correct that scrivener's error re-
garding the foreclosure in the name of The Olshan
Corporation in that Foreclosure deed, recorded at
Book 344, page 586, in the Office of the Judge of
Probate of ~~St. Clair~~ County, Alabama.

Shelby

FORECLOSURE DEED

KNOW ALL MEN BY THESE PRESENTS, that

WHEREAS, heretofore, on, to-wit, the 14th day of
November, 1980, Jimmy LaShum executed a certain mortgage on
property hereinafter described to C. L. Carmichael and wife, Cleo
M. Carmichael, which said mortgage was recorded in the Office of
the Judge of Probate of ~~St. Clair~~ Shelby County, Alabama; in Real Volume
408, Page 07; and which said mortgage was subsequently
a top interest
transferred and assigned to The Olshan Corporation on the 2nd day
of December, 1980 by instrument recorded in the aforesaid Probate
Office at Real 38, Page 565; and

WHEREAS, in and by said mortgage, the Mortgagee was
authorized and empowered in case of default in the payment of the
indebtedness secured thereby, according to the terms thereof, to
sell said property before the Courthouse door in the City of
Columbiana, Shelby County, Alabama, after giving notice of
time, place and terms of said sale in same newspaper publish in
said County by publication once a week for three (3) consecutive
weeks prior to said sale at public outcry for cash, to the
highest bidder, and said mortgage provided that in case of sale
under the power and authority contained in same, the Mortgagee or
any person conducting said sale for the Mortgagee was authorized
to execute title to the purchaser at said sale; and it was
further provided in and by said mortgage that the Mortgagee may
bid at the sale and purchase said property if the highest bidder
therefore; and

WHEREAS, default was made in the payment in the
indebtedness secured by said mortgage, and the said C. L.
Carmichael and wife, Cleo M. Carmichael, and The Olshan
Corporation, did declare all of the indebtedness secured by said
mortgage subject to foreclosure as therein provided and did give
due and proper notice of the foreclosure of said mortgage by
publication in the Shelby County Reporter; a newspaper of general

BOOK 347 PAGE 805

Arg. [redacted] Olshan

circulation published in ^{OK}Shelby County, Alabama, in its issues of December 2, 9, 16, 1982, and

WHEREAS, on December 27, 1982, the day on which the foreclosure was due to be held under the terms of said notice, between the legal hours of sale, said foreclosure was duly conducted and C. L. Carmichael and wife, Cleo M. Carmichael and The Olshan Corporation, did offer for sale and sell at public outcry in front of the Courthouse door in ~~Shelby~~ ^{Shelby} County, Alabama, the property hereinafter described; and

WHEREAS, Gary S. Olshan was the auctioneer who conducted said foreclosure sale and was the person conducting the sale for the said C. L. Carmichael and wife, Cleo M. Carmichael and The Olshan Corporation; and

WHEREAS, the said The Olshan Corporation was the highest bidder in the amount of Five Thousand Six Hundred and no/100 -----Dollars on the indebtedness secured by said mortgage, the said Olshan Corporation ^{and C. L. Carmichael and wife, Cleo M. Carmichael} by and through Gary S. Olshan as auctioneer conducting said sale, and as attorney-in-fact for ^{C. L. Carmichael and wife, Cleo M. Carmichael and} Mortgagees, The Olshan Corporation, as auctioneer conducting said sale, does hereby grant, bargain, sell and convey unto The Olshan Corporation, the following described property situated in Shelby County, Alabama, to-wit:

FIFTY (50) FEET OFF OF THE SOUTH SIDE OF LOT NO. 38 ON THE WEST SIDE OF CENTRAL AVENUE IN THE TOWN OF CALERA, ALABAMA, HAVING A FRONTAGE ON CENTRAL AVENUE OF FIFTY (50) FEET AND EXTENDING BACK WEST FROM CENTRAL AVENUE ONE HUNDRED FIFTY (150) FEET; KNOWN AS BEING WEST SIDE OF 13TH STREET ACCORDING TO J. H. DUNSTAN'S SURVEY OF THE TOWN OF CALERA, ALABAMA.

TO HAVE AND TO HOLD the above described property unto The Olshan Corporation successors/heirs and assigns forever, subject, however, to the statutory rights of redemption from said foreclosure sale on the part of those entitled to redeem as provided by the laws in the State of Alabama.

^{C. L. Carmichael and wife, Cleo M. Carmichael, and}
IN WITNESS WHEREOF, The Olshan Corporation, Mortgagees, and Jimmy LaShum, Mortgagor, have caused this instrument to be executed by and through Gary S. Olshan as auctioneer conducting said sale and as attorney-in-fact for each of said parties, has

hereto set his/her hand and seal on this the 27th day of
December, 1982.

BY: [Signature]
Auctioneer & Attorney-in-fact

(MORTGAGOR)

BY: [Signature]
Auctioneer & Attorney-in-fact

(MORTGAGEES)

STATE OF ALABAMA

JEFFERSON COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Gary S. Olshan, whose name as auctioneer is signed to the foregoing conveyance, and who signed the names of Mortgagor, Jimmy LaShum, and also who signed the names of C. L. Carmichael and wife, Cleo M. Carmichael and The Olshan Corporation, Mortgagees, 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 executed the same voluntarily on the day the same bears date, as the action of himself as auctioneer and the person conducting the same for Mortgagees, C. L. Carmichael and wife, Cleo M. Carmichael and The Olshan Corporation, for and as the act of said Mortgagees, C. L. Carmichael and wife, Cleo M. Carmichael and The Olshan Corporation, and as the act of Mortgagor, Jimmy LaShum, in the mortgage referred to in the foregoing deed.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 27th day of December, 1982.

[Signature]
Notary Public

My commission expires:

STATE OF ALABAMA, SHERIFF'S OFFICE
I CERTIFY THIS
1983 JUN 16 AM 8:17
Re-Recorded
JUDGE OF PROBATE

Rec'd H.50
Jud 1.00
5.50