

This instrument was prepared by

(Name) Joe A. Scotch, Jr.

(Address) 100 Scotch Drive, B'ham, Ala. 35243

MORTGAGE- LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA

COUNTY Shelby

KNOW ALL MEN BY THESE PRESENTS: That Whereas,

Scotch Building & Development Co., Inc.

(hereinafter called "Mortgagors", whether one or more) are justly indebted, to Peggy P. Scotch and Joe A. Scotch, Jr. as co-executors of the Estate of Joe A. Scotch, deceased, and Joe A. Scotch, Jr. and Wayne J. Scotch as Trustees under that certain deed of trust recorded in Shelby Co., Ala., at the Court House in Columbiana Vol. 277 Pg. 842

(hereinafter called "Mortgagee", whether one or more), in the sum of

Two hundred fifty thousand and no/100----- Dollars (\$250,000.00), evidenced by one promisory note of even date herewith and payable according to the terms of said note and loan agreement simultaneously executed herewith.

And Whereas, Mortgagors agreed, in incurring said indebtedness, that this mortgage should be given to secure the prompt payment thereof.

NOW THEREFORE, in consideration of the premises, said Mortgagors,

Scotch Building & Development Co., Inc.

and all others executing this mortgage, do hereby grant, bargain, sell and convey unto the Mortgagee the following described real estate, situated in Shelby County, State of Alabama, to-wit:

The Northeast Quarter of the Southwest Quarter of Section 12, Township 19, South, Range 2 West, less and except 3.90 acres described below: Less and except the following:

Beginning at the southeast corner of said quarter-quarter section run thence in a westerly direction along the south line of said quarter-quarter section for a distance of 150.26 feet; thence turn an angle to the right of 89°-29'-41" and run in a northerly direction for a distance of 187.42 feet; thence turn an angle to the right of 90°-00' and run in an easterly direction for a distance of 9.87 feet; thence turn an angle to the left of 90° and run in a northerly direction for a distance of 30.00 feet; thence turn an angle to the right of 7°-15'-00" and run in a northeasterly direction for a distance of 215.00 feet; thence turn an angle to the left of 20°-00'-00" and run in a northwesterly direction for a distance of 206.00 feet; thence turn an angle to the right of 12°-33'-15" and run in a northerly direction for a distance of 505.19 feet; thence turn an angle to the left of 90°-00'-00" and run in a westerly direction for a distance of 9.0 feet; thence turn an angle to the right of 90° and run in a northerly direction for a distance of 30.00 feet; thence turn an angle to the left of 9°-00' and run in a northwesterly direction for a distance of 164.31 feet to the north line of said quarter-quarter section; thence turn an angle to the right of 99°-23'-33" and run along the north line of said quarter-quarter section in an easterly direction for a distance of 147.47 feet to the northeasterly corner of said quarter-quarter section; thence turn an angle to the right of 87°-43'-18" and run in a southerly direction along the easterly line of said quarter-quarter section for a distance of 1330.68 feet to the point of beginning. Said parcel contains 3.90 acres, more or less.

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This is a purchase money mortgage and is given to secure the balance of the purchase price due.

Said property is warranted free from all incumbrances and against any adverse claims, except as stated above.

Partial Release Misc Book 57 Page 834 (7-25-84) Lot 86  
" " " " 58 494 (8-29-84) Lot 91

317 NORTH 20th STREET  
BIRMINGHAM, ALABAMA 35203