

1825
STATE OF ALABAMA)
COUNTY OF SHELBY)

This instrument was prepared by:
BEN A. ENGEL ✓
W. B. HARTSON
C. H. MOSES, III
C. R. JOHANSON, III
7th Floor Watts Building
Birmingham, AL 35203

AUCTIONEER'S DEED

WHEREAS, Larry M. Gibbs and wife, Linda Gail Gibbs, did on August 5, 1981, execute to AmSouth Financial Corporation, a certain mortgage which was recorded August 11, 1981, in the Probate Office of Shelby County, Alabama, in Book 414, Page 679, which mortgage was transferred and assigned to AmSouth Bank N.A. by instrument recorded in said Probate Office in Book 52, Page 906, to secure an indebtedness evidenced by a promissory note therein described; and

WHEREAS, default was made in the payment of said note secured by said mortgage and AmSouth Bank N.A., elected to declare the entire indebtedness secured by said mortgage due and payable under the power of sale contained in said mortgage; and

WHEREAS, pursuant to the power of sale contained in said mortgage, the undersigned did cause to be published in the Shelby County Reporter, a newspaper published in Columbiana, Shelby County, Alabama, in the issues of October 6, 13, and 20, 1983, a notice stating that under and by virtue of the power of sale contained in said mortgage, and by authority of said Order of said Court, the undersigned would sell at public outcry to the highest bidder for cash, in front of the main entrance of the Courthouse in Columbiana, Shelby County, Alabama, during the legal hours of sale on the 1st day of November, 1983; and

WHEREAS, on November 1, 1983, at 12:45 o'clock P.M., at the place stated in said notice, the undersigned AmSouth Bank N.A., by and through Ben A. Engel, as auctioneer, did offer said property for sale to the highest bidder for cash, and at said sale, AmSouth Bank N.A., became the purchaser of said property at and for the sum of Twenty Thousand, Ninety-three and 66/100 Dollars (\$20,093.66) cash, that being the highest and best bid for said property at said sale.

NOW, THEREFORE, in consideration of Twenty Thousand, Ninety-three and 66/100 Dollars (\$20,093.66) paid by AmSouth Bank N.A., the said AmSouth Bank N.A., and the said Ben A. Engel, as auctioneer, do grant, bargain, sell and convey unto the said AmSouth Bank N.A., its successors and assigns, the following described real estate which was conveyed by said mortgage and which is situated in Shelby County, Alabama, to-wit:

Lot 22, in Block 2, according to the Map and Survey of Gross' Addition to Altadena South, 2nd Phase of 1st Sector, as recorded in Map Book 6, Page 17, in the Office of the Judge of Probate of Shelby County, Alabama.

TO HAVE AND TO HOLD to the said AmSouth Bank N.A., its successors and assigns forever, subject to all rights of redemption under the laws of Alabama.

IN WITNESS WHEREOF, AmSouth Bank N.A., by and through its duly authorized officer, and Ben A. Engel, as auctioneer, have hereunto set their hands and seals on this the 1st day of November, 1983.

AMSOUTH BANK N.A.

STATE OF ALA. SHELBY CO.
I HEREBY CERTIFY THIS
DOCUMENT WAS FILED
FORECLOSURE
1983 NOV -7 AM 9:49

By: [Signature] (SEAL)
Its Vice President

Rec 300
Ind. 100
400

[Signature] (SEAL)
Ben A. Engel, Auctioneer

[Signature]
JAMES P. SUGGINS, JR.
NOTARY OF PROBATE

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned Notary Public in and for said County, in said State, hereby certify that R. J. Keydoszius, whose name as Vice President of AmSouth Bank N.A., 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 such conveyance, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal this 1st day of November, 1983.

[Signature]
NOTARY PUBLIC
MY COMMISSION EXPIRES SEPTEMBER 19, 1986

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned Notary Public in and for said County, in said State, hereby certify that Ben A. Engel, whose name as auctioneer, 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 auctioneer, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 1st day of November, 1983.

[Signature]
NOTARY PUBLIC

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