

ENTS:

That whereas, We, L G M HOMES, INC., a corporation
justly indebted to Peoples Savings Bank, a corporation, in the sum of Sixty thousand and no/100----- Dollars \$60000.00,
as evidenced by promissory note, bearing even date herewith and due and payable on or before November 3 1984

L G M HOMES, INC., a corporation

And, whereas, the said L G M HOMES, INC., a corporation
is desirous of securing the prompt payment of said note, at maturity, and in order to secure the payment of same or any renewal thereof, together with all and any additional and
other amounts which I now or may hereafter owe said Peoples Savings Bank, a corporation, its heirs, successors or assigns, including any future advances and all other debts and
demands of any kind which we may now or may hereafter owe them, assigned to or otherwise acquired by them during the life of this mortgage, which assignment or other acquisition
we hereby authorize and confirm, or before the payment in full of all amounts secured by this mortgage, either before or after the due date of this mortgage:

Now, therefore, the said L G M HOMES, INC., a corporation, do C.S. hereby grant,
bargain, sell and convey unto the said Peoples Savings Bank, its heirs, successors or assigns, the following-described property, situated in Shelby County, Alabama, to wit:
Shelby

Lot 48, Broken Bow Subdivision, First Addition, First Phase, as recorded
in Map Book 8, Page 116, in Probate Office of Shelby County, Alabama.

SITUATED IN SHELBY COUNTY, ALABAMA.

CCV 1000

PREPARED BY
FRANCIS W. SPEAKS
CLANTON, ALABAMA

BY

All of said property situated in Shelby County, Alabama, and warranted free from all encumbrances and against any adverse claims. To
have and to hold unto the said Peoples Savings Bank, a corporation, its heirs, successors or assigns forever.

Now the conditions of the above conveyance are such that if we pay, or cause to be paid, the hereinbefore-described note, when the same falls due, and also all other
liabilities secured hereby at their maturity, then this conveyance is to cease and be void; but should we make default in the payment of said note, in whole or in part, at maturity,
or in the payment of any other indebtedness secured hereby, in whole or in part, at its maturity, or should we at any time sell, convey or dispose of said property or part with the title
or possession of any said property, or if said Peoples Savings Bank, a corporation, its heirs, successors or assigns, shall declare or make said debt and liabilities due and payable, in
event they deem such action desirable or proper, said Peoples Savings Bank, a corporation, its heirs, successors or assigns are hereby authorized and empowered, before or after maturity, at
any time to take possession of said property and, with or without notice, sell the same either on the premises, or where located or at the Courthouse door of Chilton County, Alabama,
at public outcry to the highest bidder for cash, after having given ten days notice of the time, place, and terms of said sale, together with a description of the property to be sold,
by posting written notices thereof at three public places in Chilton County, Alabama; provided that, if the amount secured by this mortgage is \$600.00 or more, notice shall be given by
publication, once a week for three successive weeks in some newspaper published in Chilton County, Alabama, or in the County in which such lands, or a portion thereof, is situated.
The proceeds of said sale shall be applied as follows: First, to the costs and expenses of making such sale, including a reasonable attorney's fee. Second, to the payment of what may

be due on the hereinbefore-described note..... and the Indebtedness secured by this mortgage, the right to apply the amount so realized to Indebtedness secured hereby other than the above-described note..... being hereby vested in them, and the surplus, if any, to be turned over to. I. C. S. or I. C. S. legal representatives.

And in the event of a sale of the above-described property, or any part thereof, under the power of sale herein contained, the said Peoples Savings Bank, a corporation, its heirs, successors or assigns, may be bidders for and purchasers of said property, or any part thereof, and in the event of any such purchase by the said Peoples Savings Bank, a corporation, its agents or assigns, at such sale, the agent or attorney making the sale is hereby authorized and empowered to execute to it or them a property conveyance for the lands so purchased. And we will for our heirs and administrators covenant with the said Peoples Savings Bank, a corporation, its heirs, successors and assigns that we will warrant the title so made, and forever defend it in the quiet and peaceable possession of the same against the lawful claims of all persons whomsoever.

And the said Peoples Savings Bank a corporation, its heirs, successors and assigns is hereby authorized and empowered, either before or after maturity, to take possession of any personal property covered hereby, and is authorized to sell the same upon the terms and conditions as provided hereinabove, for the foreclosure of this mortgage; and to sue for and otherwise collect in their own name all claims for rents and advances, and crops due or to become due to us, as landlord, joint tenant, tenants in common or share croppers, and if at any time, they may deem it to their best interest, they are hereby authorized to apply any money or other property in their possession to the payment or part payment of the debts or liabilities secured hereby; and for that purpose the title to any money or other property advanced by them to us remains in them, so long as such money or property remains in their possession.

In the event this mortgage is foreclosed in a Court of equitable jurisdiction, we agree to pay a reasonable solicitor's fee for the foreclosure thereof, or should it be deemed necessary or proper by said Peoples Savings Bank, a corporation, its heirs, successors or assigns to employ an attorney to protect their interest in any of the hereinbefore-described property, whether by suit or otherwise, we agree to pay a reasonable attorney's fee for such service, the same to become a part of the debt hereby secured.

We agree to keep the buildings situated on said lands insured against loss by fire or tornado in a sum not less than \$..... in some insurance company qualified to do business in the State of Alabama, loss payable to mortgagor as its interest may appear. In the event we fail to keep such property so insured said mortgagee may insure same in our behalf, and the premiums paid shall become a part of the debt secured hereby or the mortgage may declare the indebtedness secured hereby due and payable and proceed to foreclose this mortgage.

We agree to pay all taxes or other assessments on this property within 80 days after same become delinquent, and the record fee of this conveyance.

IN WITNESS WHEREOF, I C. S. have hereunto set my hand..... and seal..... this the 5th day of November 1983

L. G. M. HOMES INC., a corporation (L. G.)

Herman L. G. Homes (L. G.)

BY: HERMAN LEO MISKELLY PRESIDENT (L. S.)

BY: HERMAN LEO MISKELLY PRESIDENT (L. S.)

THE STATE OF ALABAMA, CHILTON COUNTY. ACKNOWLEDGMENT ON BACK

I,..... a Notary Public in and for said County, in said State, hereby certify that.....
whose name..... signed to the foregoing conveyance, and who..... known to me acknowledged before me on this day that, being informed of the contents of this conveyance..... executed the same voluntarily on the day the same bears date.

Given under my hand, this the..... day of..... A. D. 19.....

Notary Public.

THE STATE OF ALABAMA, CHILTON COUNTY.

I,..... a Notary Public in and for said County, in said State, hereby certify that on the..... day of..... 19..... came before me the within named

known to me (or made known to me) to be the wife of the within named..... who being examined, separate and apart from the husband, touching her signature to the within..... acknowledged that she signed the same of her own free will and accord, without fear, constraint or threats on the part of the husband.

In witness whereof, I hereunto set my hand, this..... day of..... A. D. 19.....

Notary Public.

THE STATE OF ALABAMA, CHILTON COUNTY.

I,..... Judge of the Probate Court of said County, hereby certify that the foregoing conveyance was filed for registration in this office on this..... day of..... 19....., Record of Deeds, Page..... on the..... day of..... 19....., and was recorded in Vol. Record of Deeds, Page..... on the..... day of..... 19.....

THE PEOPLES SAVINGS BANK

P. O. BOX 269
CLANTON, ALABAMA
\$5045

69 END 634 X008

STATE OF ALABAMA
CHILTON COUNTY

I, Walter Hayden III, a Notary Public in and for said County in said State, hereby certify that Herman Leo Miskelly, whose name as President of L & M Homes, Inc., a corporation, is signed to the foregoing mortgage, and who is known to me, acknowledged before me on this day that, being informed of the contents of said mortgage, 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 the 5th day of November, 1983.

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book 439 page

Notary Public



STATE OF ALABAMA, Notary Tax \$0.00
JURISDICTION THIS
NOTARY WAS TILED
Sub. 100
\$0.50

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