

MORTGAGE FORECLOSURE DEED

STATE OF ALABAMA)
)
 SHELBY COUNTY)

SH-10120

KNOW ALL MEN BY THESE PRESENTS: That Vernon A. Statham, Jr. and wife, Barbara L. Statham, did, on October 20, 1983, execute a mortgage to the ADMINISTRATOR OF VETERANS' AFFAIRS, an Officer of the United States of America, whose address is Veterans Administration, Washington, D. C. 20420, and his successors in such office, as such, which mortgage is recorded in Mortgage Record 438, Page 330, et seq., 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 said mortgage, and Harry N. Walters as ADMINISTRATOR OF VETERANS' AFFAIRS, an Officer of the United States of America, did declare all of the indebtedness secured by said mortgage due and payable and did give due and proper notice of the foreclosure of said mortgage in accordance with the terms thereof by publication in Shelby County Reporter, a newspaper of general circulation published in the City of Columbiana, Shelby County, Alabama, in its issues of April 19, 1984, April 26, 1984, and May 3, 1984; and

WHEREAS on May 15, 1984, the day on which the foreclosure sale was due to be held under the terms of said notice between the legal hours of sale, said foreclosure sale was duly and properly conducted, Harry N. Walters, as ADMINISTRATOR OF VETERANS' AFFAIRS, an Officer of the United States of America, did offer for sale and did sell at public outcry in front of the courthouse door of Shelby County, Alabama, in the City of Columbiana, Alabama, the property hereinafter described; and

WHEREAS the highest and best bid for cash obtained for the property described in the aforementioned mortgage was the bid of the said Harry N. Walters, as ADMINISTRATOR OF VETERANS' AFFAIRS, in the amount of Fifty Thousand Three Hundred Seventy Five and No/100-----DOLLARS (\$ 50,375.00), which sum the said Harry N. Walters, as ADMINISTRATOR OF VETERANS' AFFAIRS, offered to credit on the indebtedness secured by said mortgage and said property was thereupon sold to the said Harry N. Walters, as ADMINISTRATOR OF VETERANS' AFFAIRS; and

THIS INSTRUMENT WAS PREPARED BY:

Name ✓ Douglas CorrettiAddress 1804 7th Avenue NorthBirmingham, Alabama 35203Attys. CORRETTI & NEWSOM

WHEREAS said mortgage expressly authorized the mortgagee or auctioneer or any person conducting said sale for the mortgagee to execute to the purchaser at the said sale a deed to the property so purchased;

NOW THEREFORE, in consideration of the sum of Fifty Thousand Three Hundred Seventy Five and No/100----- DOLLARS(\$50,375.00) on the indebtedness secured by said mortgage, the said William E. Siniard, Jr., acting by and through the said HARRY N. WALTERS, as ADMINISTRATOR OF VETERANS' AFFAIRS, by William E. Siniard, Jr., as said auctioneer and the person conducting said sale for the mortgagee, and the said HARRY N. WALTERS, as ADMINISTRATOR OF VETERANS' AFFAIRS, by William E. Siniard, Jr., as said auctioneer and the person conducting said sale for the mortgagee, do hereby grant, bargain, sell and convey unto HARRY N. WALTERS, as ADMINISTRATOR OF VETERANS' AFFAIRS, an Officer of the United States of America, whose address is Veterans Administration, Washington, D. C., 20420, and his successors in such office, as such, the following described real estate situated in Shelby County of Alabama, to-wit:

Lot 15, in Block 6, according to Map of Oak Mountain Estates, Fourth Sector, as recorded in Map Book 5, Page 89, in the Probate Office of Shelby County, Alabama. Situated in the Town of Pelham, Shelby County, Alabama.

TO HAVE AND TO HOLD the above described property unto Harry N. Walters, as ADMINISTRATOR OF VETERANS' AFFAIRS, an Officer of the United States of America, whose address is Veterans Administration, Washington, D. C., 20420, and his successors in such office, as such, forever; subject, however, to the statutory rights of redemption on the part of those entitled to redeem as provided by the laws of the State of Alabama.

IN WITNESS WHEREOF the said Harry N. Walters, as ADMINISTRATOR OF VETERANS' AFFAIRS, has caused this instrument to be executed by William E. Siniard, Jr., as auctioneer and the person conducting said sale for the mortgagee, and in witness whereof the said William E. Siniard, Jr., has executed this instrument in his capacity as such auctioneer on this the 15th day of May, 1984,

VERNON A. STATHAM, JR. and wife,
BARBARA L. STATHAM, Mortgagees

By Harry N. Walters, as ADMINISTRATOR
OF VETERANS' AFFAIRS,

By William E. Siniard, Jr.
William E. Siniard, Jr., as Auctioneer
and the person conducting said sale
for the Mortgagee

Harry N. Walters, as ADMINISTRATOR
OF VETERANS' AFFAIRS, Mortgagee

By William E. Siniard, Jr.
William E. Siniard, Jr., as Auctioneer
and the person conducting said sale
for the Mortgagee

William E. Siniard, Jr.
William E. Siniard, Jr., as Auctioneer and
the person conducting said sale for
the Mortgagee

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said State and County, hereby certify that William E. Siniard, Jr., whose name as auctioneer and the person conducting said sale for the mortgagee 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 such auctioneer and the person conducting said sale for the mortgagee, and with full authority executed this instrument voluntarily on the day the same bears date.

Given under my hand and official seal this the 15th day of May, 1984.

Rec'd 4.50
Jud 1.00
5.50

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1984 MAY 15 AM 11:54
Foreclosure
JUDGE [Signature]

Larsha W. Richardson
Notary Public
My Commission Expires November 2, 1987