

The State of Alabama,

1697

Know All Men By These Presents:

Shelby County.

9.45

That for and in consideration of my indebtedness to Dumont Roofing and Siding Co., Inc. in the sum of Two Thousand Two Hundred Sixty Seven and 64/100 (\$2,267.64) ----- Dollars evidenced by a promissory note dated Aug. 6, 1984 and payable in thirty six (36) consecutive monthly installments of \$62.99 each. The first installment is due on September 10, 1984 and another such installment shall be due on the 10th day of each month thereafter until the full amount has been paid.

and for the purpose of securing the same I the said Sadie Mobley

do hereby grant, bargain, sell and convey to said Dumont Roofing and Siding Co., Inc. the following property situated in Shelby County, Alabama, to-wit: H and Lot J. bound W. by A. B. R. R. W. E by C. J. McClellan Lots, S by Albert Spencer lot, W by same lot and in NW 1/4 of SE 1/4, Sec 15, TP. 20, R 3 W. Also lot 86 bound N by Pierce Hawk Lot, E by Ownes and Anna Walker lot, S by A. B. & A. R. R. R-W by L & N Ray's lot, as per W. J. Horsley's Map of Helena, Alabama.

This instrument prepared by: Peter R. Bencko, 2101 Montevallo Road, S.W., Bham, Al 35211

It is further understood and agreed that the owner will keep the property covered with hazard insurance for at least its insurable value.

Warranted free from all encumbrances and against any adverse claims.

Upon condition, however, That if I pay said note to the said Dumont Roofing and Siding Co., Inc. or to its heirs, agents or assigns with interest this deed to be void; but if I fail to pay said note

in whole or in part at maturity, then the entire indebtedness hereby secured shall become due and payable and

the said Dumont Roofing and Siding Co., Inc. its heirs, agents or assigns are authorized to take possession of said property, after giving 21 days notice by advertising in some newspaper published in Shelby County, Alabama.

to sell the same at auction to the highest bidder, for cash, in front of the court house door in said county, and the proceeds devote to the paying first the expense of advertising and selling, and the payment of a reasonable attorney's fee for foreclosing this mortgage, and second, the amount with interest that may be due on said note and the surplus, if any, to be turned over to the undersigned. And the mortgagee or its heirs or assigns are authorized to bid for said property and become the purchaser at said sale.

Witness my hand and seal this 6th day of Aug. 19 84

Subscribing witness:

Ray Blackwell

Sadie Mobley

Southtrust Bank of Al. N.A.  
P.O. Box 223  
B'ham, Al 35282

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THE STATE OF ALABAMA,

Shelby County

Peter R. Bencko

a Notary Public in and for said County, in said State, hereby certify that Sadie Mobley whose name 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 this conveyance, she executed the same voluntarily on the day the same bears date.

Given under my hand and seal, this 6th day of Aug. A. D. 19 84

*Peter R. Bencko*

Notary Public, Alabama State of Large  
My Commission Expires February 12, 1987

ASSIGNMENT OF MORTGAGE

For value received, Dumont Roofing and Siding Co., Inc., acting by and through its

President

(Title)

South Trust Bank of Alabama

whose address is P. O. Box 2233

city of Birmingham

county of Jefferson

all of its right, title and interest in and to the

foregoing mortgage of real estate, together with the promissory note therein described, and the land covered thereby.

WITNESS, my hand and seal this 23rd day of Aug. 19 84

Attest:

Dumont Roofing and Siding Co., Inc.

(Name of Dealer)

By

Secretary or Assistant Secretary

Title: President

INDIVIDUAL ACKNOWLEDGEMENT

STATE OF ALABAMA, County of \_\_\_\_\_ ss.

On \_\_\_\_\_, 19\_\_\_\_,

before me, the undersigned authority, personally appeared the above named

and acknowledged the foregoing instrument to be (his) (her) (their) free and voluntary act and deed.

WITNESS, my hand and official seal the day and year last above written.

(SEAL)

Notary Public  
My commission expires

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED

1984 AUG 31 AM 9 12

*Thomas R. Williams, Jr.*  
JUDGE OF PROBATE

MORTGAGE

THE STATE OF ALABAMA

County \_\_\_\_\_

CORPORATE ACKNOWLEDGEMENT

STATE OF ALABAMA, County of Jefferson ss.

On Aug. 23, 1984, before me, the under-

signed authority, personally appeared A. B. Parker, Jr.

to me known to be the President

Dumont Roofing and Siding Co., Inc.

a corporation, and acknowledged that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed on behalf of said corporation by authority of its Board of Directors; and he acknowledged said instrument to be its voluntary act and deed.

WITNESS, my hand and official seal the day and year last above written.

(SEAL)

Notary Public  
My commission expires

Notary Public, Alabama State of Large  
My Commission Expires February 12, 1987

My TAX 3.45  
Rec 5.00  
Jud 1.00  
9.45

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

Judge of Probate.

Recording Fee, \$ \_\_\_\_\_  
State Tax \$ \_\_\_\_\_

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*South Trust Bank of Ala. Inc.*  
*P.O. Box 2233*  
*Birmingham, AL 35201*  
*M.P.L. Callahan*  
*Wm. B. Williams*