

This document was prepared by: John E. Medaris
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CORRECTED FORECLOSURE DEED

STATE OF ALABAMA)

SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, THAT:

WHEREAS, heretofore on, to-wit: April, 17th
1978, C. P. Walker and Ann Walker,
mortgagors, executed a certain mortgage to First American Bank
(Formerly First Shelby National Bank), which said mortgage is
recorded in Volume 377, Record of Mortgages, at Page 496, 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 the said First American Bank
did declare all of the indebtedness
secured by the said mortgage due and payable, and said mortgage subject to
foreclosure as therein provided 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 in Shelby County, City of Columbiana
Alabama, in its issues of 3 consecutive weeks
; and,

WHEREAS, on April 10, 1987, the day on which the foreclosure sale
was due to be held under the terms of said notice, during the legal hours of
sale, said foreclosure was duly and properly conducted and the said
First American Bank did offer for
sale and sell at public outcry, in front of the Main
entrance of the Courthouse at Columbiana, Shelby County,
Alabama, the property hereinafter described; and,

WHEREAS, the highest and best bid obtained for the property
described in the aforementioned mortgage was the bid of First
American Bank, in the amount
of Eight Thousand Four Hundred (\$8,400.00)
dollars, which sum was offered to be credited to the indebtedness secured

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by said mortgage, and said property was thereupon sold to _____
First American Bank _____; and,

WHEREAS, John E. Medaris acted as
auctioneer as provided in said mortgage and conducted the said sale; and,

WHEREAS, said mortgage expressly authorized the person conducting said
sale to execute to the purchase at said sale, a deed to the property so
purchased.

Now, THEREFORE, in consideration of the premises and the credit of
Eight Thousand Four Hundred (\$8,400.00)
dollars, C. P. Red Walker,
mortgagors, by and through the said Auctioneer, John E. Medaris
_____, do grant, bargain, sell and convey unto
the said First American Bank
the following described real property, situated in Shelby County,
Alabama, to-wit:

Lots 1 and 2 and 12, 13, 14 in Block 93 according to J.H.
Dunston Map of the town of Calera, AL which is filed in the
Probate Office of Shelby County, AL.

This Corrected Foreclosure Deed replaces the Foreclosure
Deed previously recorded in Book 127, Page 344, in the Probate
Office of Shelby County, AL.

TO HAVE AND TO HOLD the above-described property unto the said
First American Bank
its successors and assigns forever; subject, however, to the statutory
right 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 First American Bank

by _____
its attorney, John E. Medaris
by John E. Medaris, as auctioneer conducting said sale,
has caused these presents to be executed on this the 15th day of
June, 1987.

BY: John E. Medaris
JOHN E. MEDARIS as auctioneer

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STATE OF ALABAMA

SHELBY COUNTY

ACKNOWLEDGMENT

I, the undersigned, a Notary Public in and for said county, in said State, hereby certify that John E. Medaris, whose name as auctioneer for First American Bank 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 he, in his capacity as such auctioneer, executed the same voluntarily on the 15th day of June, 1987.



GIVEN UNDER my hand and official seal this 15th day of June, 1987

John E. Medaris
NOTARY PUBLIC

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

1987 JUN 19 AM 10:08

Thomas A. Shanderson, Jr.
JUDGE OF PROBATE

1. Deed Tax	\$ <u>Corrected</u>
2. Mtg. Tax	<u>Foreclosure</u>
3. Recording Fee	<u>7.50</u>
4. Indexing Fee	<u>1.00</u>
TOTAL	<u>8.50</u>

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