

## MORTGAGE FORECLOSURE DEED

STATE OF ALABAMA  
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS; That Martha Sue Barkley Cahall, an unmarried woman, did, on to-wit, August 5, 1983, execute a mortgage to Jefferson Federal Savings & Loan Association of Birmingham, which mortgage is recorded in Book 434, Page 916, in the Office of the Judge of Probate of Shelby County, Alabama, and which said mortgage, security, lien and the indebtedness secured thereby, was assigned to and acquired by AmSouth Bank, National Association, as Trustee under a certain Trust Indenture dated as of December 1, 1982, with the Alabama Housing Finance Authority, by document recorded in Book 52, Page 44, in said Probate Office; and,

WHEREAS, default was made in the payment of the indebtedness secured by said mortgage and the said AmSouth Bank, National Association, as Trustee aforesaid, 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 the Shelby County Reporter, a newspaper of general circulation published in the City of Columbiana, Shelby County, Alabama, in its issues of March 29, April 5, and 12, 1989; and,

WHEREAS, on April 25, 1989, 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, and AmSouth Bank, National Association, as Trustee aforesaid, 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 Central State Bank, an Alabama banking corporation, in the amount of Thirty-Eight Thousand Five Hundred Twenty-Eight and no/100 Dollars (\$38,528.00), which sum the said Central State Bank, paid in cash and said property was thereupon sold to the said Central State Bank; and

NOW THEREFORE, in consideration of the premises and payment of the sum of Thirty-Eight Thousand Five Hundred Twenty-eight and no/100 Dollars (\$38,528.00), said Martha Sue Barkley Cahall, acting by and through the said AmSouth Bank, National Association, as Trustee aforesaid, by H. Dean Mooty, Jr., as said auctioneer and the person conducting the said sale for the Mortgagee or Transferee of Mortgage, and the said AmSouth Bank, National Association, as Trustee aforesaid by H. Dean Mooty, Jr., as said auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgage, and H. Dean Mooty, Jr., as said auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgage, do hereby grant, bargain, sell and convey unto the said Central State Bank, the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 8, Block 3, according to the survey of Hidden Valley Estates as recorded in Map Book 6, Page 36 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

TO HAVE AND TO HOLD the above described property unto, said Central State Bank, its successors and assigns, 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;

Return to: Wade Mooty

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IN WITNESS WHEREOF, the said AmSouth Bank, National Association, as Trustee aforesaid, has caused this instrument to be executed by H. Dean Mooty, Jr., as auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgagee, and in witness whereof the said H. Dean Mooty, Jr., has executed this instrument in his capacity as such auctioneer, on this the 25th day of April, 1989.

Martha Sue Barkley Cahall, Mortgagor

By: AmSouth Bank, National Association, as Trustee for Alabama Housing Finance Authority, Mortgagee or Transferee of Mortgagee

By H. Dean Mooty, Jr.  
As Auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgagee

AmSouth Bank, National Association, as Trustee for Alabama Housing Finance Authority, Mortgagee or Transferee of Mortgagee

By H. Dean Mooty, Jr.  
As Auctioneer and person conducting said sale for the Mortgagee or Transferee of Mortgagee

H. Dean Mooty, Jr.  
As Auctioneer and person conducting said sale for the Mortgagee or Transferee of Mortgagee

STATE OF ALABAMA  
MONTGOMERY COUNTY

I, the undersigned, a Notary Public in and for said State of Alabama at Large, hereby certify that H. Dean Mooty, Jr., whose name as Auctioneer and the person conducting said sale for the Mortgagee or Transferee of 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 or Transferee of 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 25th day of April, 1989.

Mary O. Easterling  
Notary Public  
My commission expires: May 13, 1991

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

89 APR 25 PM 3:03

Herman H. Hamilton, Jr.  
JUDGE OF PROBATE

THIS INSTRUMENT PREPARED BY:  
HERMAN H. HAMILTON, JR.  
57 ADAMS AVENUE  
MONTGOMERY, AL 36104

Enclosure  
1. Good Tax \$ 39.00  
2. Mig. Tax 5.00  
3. Recording Fee 2.00  
4. Indexing Fee 2.00  
TOTAL \$ 46.00