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✓ This instrument was prepared by:  
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Birmingham, Alabama 35203

Send Tax Notice to:  
P.O. Box 43200  
Birmingham, Alabama 35243

MORTGAGE FORECLOSURE DEED

STATE OF ALABAMA )  
SHELBY COUNTY )

KNOW ALL PERSONS BY THESE PRESENTS: That, WHEREAS, heretofore, on, to-wit, the 4th day of April, 1986, Frank James Carter and Jennie Carter executed a certain mortgage to Cardinal Homes, Inc., which said mortgage is recorded in Book 068, page 87, in the Office of the Probate Judge of Shelby County, Alabama; and

WHEREAS, Cardinal Homes, Inc. assigned its interest in said mortgage to Goldome Credit Corporation, a corporation, which said assignment is recorded in Book 068, page 91, in said Office of the Probate Judge of Shelby County, Alabama; and

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WHEREAS, default was made in the payment of the indebtedness secured by said mortgage, and the said Goldome Credit Corporation, as assignee of mortgagee, 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 within Shelby County, Alabama, in its issues of November 9, 1989, November 16, 1989, and November 23, 1989; and

WHEREAS, on December 7, 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 the said Goldome Credit Corporation, as assignee of mortgagee, did offer for sale and sell at public outcry, in front of the courthouse door, 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 the said Goldome Credit Corporation in the amount of Forty-Four Thousand Twenty-Nine and 22/100 Dollars (\$44,029.22), which sum the said Goldome Credit Corporation, offered to credit on the indebtedness

secured by said mortgage and said property was thereupon sold to Goldome Credit Corporation; and

WHEREAS, Kathryn G. Harris conducted said sale on behalf of Goldome Credit Corporation; and

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

NOW, THEREFORE, in consideration of the premises and of a credit in the amount of Forty-Four Thousand Twenty-Nine and 22/100 Dollars (\$44,029.22) on the indebtedness secured by said mortgage, the said Frank James Carter and Jennie Carter, by and through the said Goldome Credit Corporation, as assignee of mortgagee, by Kathryn G. Harris, as auctioneer conducting said sale, hereby grant, bargain, and sell to Goldome Credit Corporation, the following described real property situated in Shelby County, Alabama, to-wit:

Begin at the Northeast corner of the NW 1/4 of NW 1/4 of Section 27, Township 19 South, Range 2 East; thence run South along the East line of said 1/4-1/4 Section a distance of 104.12 feet to a point; thence run South 89 deg. 47 min. 57 sec. West a distance of 141.74 feet; thence run North, parallel to the East line of said 1/4-1/4 Section a distance of 104.12 feet to a point on the North line of said 1/4-1/4 Section; thence run East along the North line of said 1/4-1/4 Section a distance of 141.74 feet to the point of beginning.

TO HAVE AND TO HOLD the above-described property unto the said Goldome Credit Corporation, 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.

IN WITNESS WHEREOF, the said Frank James Carter and Jennie Carter, by and through the said Goldome Credit Corporation, as assignee of mortgagee, by Kathryn G. Harris, as auctioneer conducting said sale, have caused these presents to be executed on this the \_\_\_\_\_ day of December, 1989.

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Frank James Carter and  
Jennie Carter  
Mortgagors

Goldome Credit Corporation  
Assignee of Mortgagee

By: Kathryn G. Harris  
Kathryn G. Harris  
Auctioneer

STATE OF ALABAMA )

4 JEFFERSON COUNTY )

344 5 I, the undersigned, a notary public in and for said county in  
269 6 said state, hereby certify that Kathryn G. Harris, whose name as  
808 7 auctioneer for Goldome Credit Corporation, is signed to the  
808 8 foregoing conveyance, and who is known to me acknowledged before  
808 9 me on this day that, being informed of the contents of the  
808 10 conveyance, she, in her capacity as such auctioneer, executed the  
808 11 same voluntarily on the day the same bears date.

Given under my hand and official seal this the 7th day  
of December, 1989.

Shelby J. Carmichael  
Notary Public

My Commission Expires: 12/16/89

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

89 DEC -7 PM 2:56

Shelby J. Carmichael  
JUDGE OF PROBATE

NO TAX COLLECTED  
1. Deed Tax ----- \$ -----  
2. ----- \$ 7.50 -----  
3. ----- \$ 3.00 -----  
4. ----- \$ 1.00 -----  
5. ----- \$ 1.00 -----  
Total ----- \$ 12.50 -----