

932

MORTGAGE FORECLOSURE DEED

STATE OF ALABAMA)
COUNTY OF SHELBY)

Karen L. Sneed
BBMC# 139926-2

KNOW ALL MEN BY THESE PRESENTS: That, Calvin V. Stack, Jr. and wife, Kathryn C. Stack did, on to-wit, the 31st day of March, 1983, execute a mortgage to National Heritage Mortgage Corporation, which mortgage is recorded in Book 429, Page 499 which said mortgage was duly transferred and assigned to Mortgage Corporation of the South by instrument recorded in Book 50, Page 159 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 the said BancBoston Mortgage Corporation (formerly Mortgage Corporation of the South) 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 Shelby County, Alabama, in its issues of February 21, 28, March 7, 1990; and

WHEREAS, on the 14th day of March, 1990, 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 BancBoston Mortgage Corporation did offer for sale and did sell at public outcry, in front of the courthouse door of the Shelby County, Alabama, Courthouse 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 BancBoston Mortgage Corporation, in the amount of Sixty Two Thousand Seven Hundred Twelve and 91/100 Dollars (\$62,712.91), which sum the said BancBoston Mortgage Corporation offered to credit on the indebtedness secured by said mortgage, and said property was thereupon sold to the said BancBoston Mortgage Corporation; and

WHEREAS, said mortgage expressly authorized the mortgagee to bid at the sale and purchase said property, if the highest bidder therefore, and 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 premises and of Sixty Two Thousand Seven Hundred Twelve and 91/100 Dollars (\$62,712.91), cash, the said Calvin V. Stack, Jr. and wife, Kathryn C. Stack, acting by and through the said BancBoston Mortgage Corporation, by RUSSELLE L. HUBBARD, as auctioneer and the person conducting the said sale for the Mortgagee or Transferee of Mortgagee, and the said BancBoston Mortgage Corporation, by RUSSELLE L. HUBBARD, as said auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgagee, and RUSSELLE L. HUBBARD, as said auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgagee, do hereby grant, bargain, sell and convey unto BancBoston Mortgage Corporation, the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 8, according to the survey of Scottsdale, Second Addition as recorded in Map Book 7, Page 118 in the Probate Office of Shelby County, Alabama.

TO HAVE AND TO HOLD THE above described property unto BancBoston Mortgage Corporation, 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, and any taxes which may be due.

IN WITNESS WHEREOF, the said BancBoston Mortgage

BOOK 282 PAGE 372
✓ Shapiro; Friedman

Corporation, has caused this instrument to be executed by RUSSELLE L. HUBBARD, as auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgage, and in witness whereof the said RUSSELLE L. HUBBARD, has executed this instrument in his capacity as such auctioneer on this the 14th day of March, 1990.

Calvin V. Stack, Jr. and wife,
Kathryn C. Stack
Mortgagors

By BancBoston Mortgage Corporation
Mortgagee or Transferee of
Mortgagee

By [Signature]
RUSSELLE L. HUBBARD, as Auctioneer
and the person conducting said sale
for the Mortgagee or Transferee of
Mortgagee

BancBoston Mortgage Corporation
Mortgagee or Transferee of
Mortgagee

By [Signature]
RUSSELLE L. HUBBARD, as Auctioneer
and the person conducting said sale
for the Mortgagee or Transferee of
Mortgagee

By [Signature]
RUSSELLE L. HUBBARD, as Auctioneer
and the person conducting said sale
for the Mortgagee or Transferee of
Mortgagee

BOOK 282 PAGE 373

1. Deed Tax	—
2. Mtg. Tax	—
3. Recording Fee	\$ 5.00
4. Indexing Fee	\$ 2.00
5. No Tax Fee	\$ 1.00
6. Certified Fee	\$ 1.00
Total	\$ 10.00

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, Theresa V. Merchant now known as Theresa V. Kirksey, a Notary Public in and for said State and County, hereby certify that RUSSELLE L. HUBBARD, whose name as Auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgage, 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 Mortgage, and with full authority executed this instrument voluntarily on the day that bears that same date.

Given under my hand and official seal this the 14th day of March, 1990.

STATE OF ALA. 1990
I CERTIFY THIS
INSTRUMENT WAS FILED

90 MAR 14 PM 1:59

JUDGE OF PROBATE

[Signature]
NOTARY PUBLIC
MY COMMISSION EXPIRES MAY 23, 1992

GRANTEE'S ADDRESS
Post Office Box 44090
Jacksonville, Florida 32231

Instrument prepared by:
Russelle L. Hubbard
SHAPIRO & KREISMAN
Two Metroplex Drive, Suite 305
Birmingham, Alabama 35209