

THE STATE OF ALABAMA,

Shelby

COUNTY.

Mortgagor Ronal E. Nicholas
BBMC # 283139-1
VA# LH 219896



19900314000070590 1/1 \$.00
Shelby Cnty Judge of Probate, AL
03/14/1990 12:00:00 AM FILED/CERT

KNOW ALL MEN BY THESE PRESENTS:

That BANCOSTON MORTGAGE CORPORATION
organized and existing under the laws of the State of Florida
located at 7301 Baymeadows Way, Jacksonville, Florida 32216
and in consideration of the sum of ten dollars (\$10.00) and other valuable consideration

whose principal place of business is
hereinafter called Grantor, for

the receipt whereof is hereby acknowledged, has granted, bargained, and sold, and by these presents, does hereby grant, bargain, sell and
convey unto the Secretary of Veterans' Affairs, an Officer of the United States of America, whose address is
Washington, D.C. 20420, hereinafter called Grantee, and his successors in such office, as such, and his/her or their assigns, the
following-described property, situated in the county of Shelby, Alabama, to wit:

*Department of Veterans Affairs

Lot 7, according to the Survey of Fernwood, Second Sector, as
recorded in Map Book 5, Page 63, in the Probate Office of Shelby
County, Alabama.

The property conveyed herein is conveyed subject to outstanding rights of redemption and subject to all easements and restrictions of
record and ad valorem taxes not due or payable on the date hereof.

The Grantor also assigns and transfers to the Grantee herein all of said Grantor's claim and notes, and the judgment, if any, thereon
representing the indebtedness heretofore secured by liens on the property hereinabove described and which liens were heretofore foreclosed.

To Have and To Hold, the aforementioned property together with all and singular the improvements thereon and the rights and
appurtenances thereto in anywise belonging to the said Grantee, and his/her successors in such office, as such, and his/her or their assigns
forever, Grantor hereby covenants with the said Grantee and his/her successors in such office, as such, and his/her or their assigns, that
Grantor is lawfully seised in fee simple of the aforementioned premises; that they are free from all encumbrance; that it has a good right to
sell and convey the same to the said Grantee herein, and that Grantor will warrant and defend the premises to the said Grantee and his/her
successors in such office, as such, and his/her or their assigns forever, against the lawful claims and demands of all persons claiming the same
by, through, or under Grantor.

IN WITNESS WHEREOF, the said Grantor has caused these presents to be signed by its President, thereunto duly
authorized by a board of directors, the evidence whereof being found in Exhibit A below, attested by its Secretary and its corporate seal to be
hereunto attested on this 2nd day of February, 1990.

SECRETARY
MADGE M. HEGAN
Secretary

BANCOSTON MORTGAGE CORPORATION

By Diane G. Gates
First Vice President

THE STATE OF FLORIDA, DUVAL COUNTY.

Diane G. Gates

I, a Notary Public in and for said State and County, do hereby certify that
whose name as First Vice President of BANCOSTON MORTGAGE CORPORATION, a corporation,
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/she, as such officer and with full authority, executed the same voluntarily for and as the act of said

Given under my hand this 2nd day of February, 1990.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
90 MAR 14 AM 11:12

1. Deed Tax	-----	\$
2. Mtg. Tax	-----	\$
3. Recording Fee	-----	\$
4. Indexing Fee	-----	\$
5. No Tax Fee	-----	\$
6. Certified Fee	-----	\$
Total	-----	\$ 7.00

NOTARY PUBLIC, STATE OF FLORIDA
MY COMMISSION EXPIRES: SEPT. 24, 1993.
Notary Public in and for Duval County.

JUDGE OF PROBATE

EXHIBIT A

NO TAX COLLECTED

THIS IS TO CERTIFY THAT:

1. I, the undersigned, am Secretary of BANCOSTON MORTGAGE CORPORATION, being the same corporation,
which, contemporaneously with the execution hereof, executed and delivered to Secretary of Veterans' Affairs, a
deed dated 2nd day of February, 1990.

2. Diane G. Gates, who executed said deed on
behalf of said corporation as First Vice President

3. Said officer, Diane G. Gates, said deed was duly authorized to execute it on behalf of said
BANCOSTON MORTGAGE CORPORATION, duly adopted on the 1st day of November, 1987.

4. I have examined the records and know the above to be true.

MADGE M. HEGAN
Madge M. Hegan, Assistant Secretary

This instrument prepared by: ROBERT T. SEXTON, Suite 900, 2001 Park Place North, Birmingham, AL 35203