

REAL ESTATE MORTGAGE

FIRST NATIONAL LOANS, INC. - LENDER

3083 Pelham Parkway  
Pelham, Alabama 35124

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
90 MAR 15 AM 10: 58

1. Deed Tax	\$	4.35
2. Mtg. Tax	\$	3.00
3. Recording Fee	\$	3.00
4. Indexing Fee	\$	1.00
5. No Tax Fee	\$	0.00
6. Certified Fee	\$	0.00
Total	\$	10.35

DATE BY NOTE AND THIS MORTGAGE	AMOUNT BY NOTE	FIRST PAYMENT DUE DATE	FINAL PAYMENT DUE DATE
3-7-90	9466.00	4-25-90	3-25-95
NOTE PAYABLE IN	MONTHLY PAYMENTS (EXCEPT FINAL)		FINAL PAYMENT EQUAL IN ANY CASE TO UNPAID BALANCE OF NOTE
60	MONTHLY PAYMENTS 157.77		
MORTGAGORS (NAMES AND ADDRESSES)			
Anthony Wayne Majors and wife Cathy Darlene L. Majors Rt. 4, Box 266A Montevallo, AL 35115			

This Real Estate Mortgage prepared by:

Alicia Hawks  
3083 Pelham Pkwy.  
Pelham, AL 35124

STATE OF ALABAMA, Bibb COUNTY:

KNOW ALL MEN BY THESE PRESENTS: That the Mortgagors above named are indebted on their Promissory Note above described, payable to the order of the above named Mortgagee, at its address shown above and evidencing a loan made there by said Mortgagee. Said Note is payable in monthly installments and according to the terms thereof, payment may be made in advance in any amount at any time and default in making any monthly payment shall, at the option of the holder of the Note and without notice or demand, render the entire unpaid balance thereof and accrued interest thereon at once due and payable; and said Note shall bear interest at the rate of 8% per annum from maturity until fully paid.

NOW, THEREFORE, in consideration of said loan and to further secure the payment of said Note and any future Note or Notes executed and delivered to Mortgagee by Mortgagors at any time before the entire indebtedness secured hereby shall be paid in full, evidencing either a future loan by Mortgagee or a refinancing of any unpaid balance of the Note above described, or renewal thereof, or both such future loans and refinancing, but not exceeding a total indebtedness at any one time of \$4000, the Mortgagors hereby grant, bargain, sell and convey to the Mortgagee the following described real estate lying and being situated in

County, State of Alabama, to-wit: A parcel of land containing 0.42 acres, more or less in the S.E. 1/4 of the N.W. 1/4 of Section 8, Township 22 South, Range 4 West, Bibb County, Alabama, described as follows Commence at the Northwest corner of said 1/4 section, thence run south along the west 1/4 line 627.89 feet to the southerly right-of-way of Bibb County Highway #54 and the point of beginning; thence continue last course 233.26 feet to a ditch, thence turn left 103 deg. 44 min. and run northeasterly along said ditch 89.72 feet, thence turn left 29 deg. 27 min. and run northeasterly along said ditch 84.09 feet, thence turn left 53 deg. 49 min. and run northwesterly 179.66 feet to a point on the southerly right-of-way of said Highway, thence turn left 93 deg. 42 min. and run south-west along said right-of-way 128.82 feet to the point of beginning. The above described property warranted free from all incumbrances and against any adverse claims. being a part of Lots 5 and 6 of the D.N. Hodges Estate.

TO HAVE AND TO HOLD the aforegranted premises, together with the improvements and appurtenances thereunto belonging, unto the said Mortgagee, its successors and assigns forever.

UPON CONDITION, HOWEVER, that if Mortgagors shall well and truly pay, or cause to be paid, the said Note or Notes, and each and all of them, and each and every installment thereof when due, then this conveyance shall become null and void. But should Mortgagors fail to pay the Note or Notes, or any installment thereof when due, then Mortgagee, its successors, assigns, agents or attorneys are hereby authorized and empowered to sell the said property hereby conveyed at auction for cash, in front of the Court House Door in the County in which the said property is located, first having given notice thereof for four successive weeks by publication in any newspaper published in the County in which said property is located, and execute proper conveyance to the purchaser, and out of the proceeds of said sale the Mortgagee shall first pay all expenses incident thereto, together with a reasonable attorney's fee, then retain enough to pay said Note or Notes and interest thereon, and the balance, if any, pay over to the Mortgagors. The Mortgagee or its assigns are authorized to bid for said property and become the purchaser at said sale. Attorney's fee limited to 15% of the unpaid balance at the time of default.

Mortgagors further specially waive all exemptions which Mortgagors now or hereafter may be entitled to under the Constitution and laws of this or any other State. Whenever the context so requires plural words shall be construed in the singular.

IN TESTIMONY WHEREOF, Mortgagors have hereunto set their hands and affixed their seals this 7th day of

CAUTION - It is Important That You Thoroughly Read The Contract Before You Sign It

March 19 90.  
Witness: John Bratcher  
Witness: John Bratcher

Wayne  
Anthony Wayne Majors (S.S.) SIGN HERE  
Cathy Darlene L. Majors (S.S.) SIGN HERE  
(If married, both husband and wife must sign)

STATE OF ALABAMA  
Shelby COUNTY

I, the undersigned authority, in and for said County in said State, hereby certify that Anthony Wayne Majors and Cathy Darlene L. Majors

whose name 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this the 7th day of March 19 90

FIRST NATIONAL LOANS, INC.  
3083 Pelham Parkway

Angela Dean Bratcher  
Notary Public.