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This instrument was prepared by:

Courtney H. Mason, Jr. (Name)

(Address) 100 Concourse Parkway, Suite 350 Birmingham, Alabama 35244

MORTGAGE

STATE OF ALABAMA

Contract of

KNOW ALL MEN BY THESE PRESENTS: That Whereas,

Greg A. Wood and wife, Patricia Wood

(hereinafter called "Mortgagors", whether one or more) are justly indebted to

. . .

Joyce Wynelle Goode Borders, a single individual and Lemuel H. Goode, a married man

FOURTEEN THOUSAND AND NO/100ths

(hereinafter called "Mortgagee", whether one or more), in the sum

Dollars

(\$ 14,000.00), evidenced by a promissory note of even date.

And Whereas, Mortgagors agreed, in incurring said indebtedness, that this mortgage should be given to secure the prompt payment thereof.

NOW THEREFORE, in consideration of the premises, said Mortgagors,

Greg A. Wood and wife, Patricia Wood

and all others executing this mortgage, do hereby grant, bargain, sell and convey unto the Mortgagee the following described real estate, situated in

Section 5 for a distance of 189.9 feet to an iron pipe on the West right of way boundary of Shelby County Highway #55; thence turn 00 deg. 06 min. 48 sec. right and continue Westerly along the South boundary of said Section 5 for a distance of 1122.09 feet to an iron monument merking the SW corner of the SE 1/4 of SE 1/4 of said Section 5; thence turn an angle 87 dag. 58 min. 18 sec. right and proceed Northerly along the West boundary of said SE 1/4 of SE 1/4 for a distance of 369.12 feet to the point of beginning of herein described parcel "A"; thence from said point of beginning, continue Northerly along the West boundary of said SE 1/4 of SE 1/4 for a distance of 232.9 feet; thence turn an angle of 88 deg. 14 min. 21 sec. right and proceed Easterly for a distance of 1182.9 feet to a point on the West right of way boundary of County Highway \$55; thence turn an angle of 108 dag. 44 min. 34 sec. right and proceed in a Southerly direction along the West right of way boundary of said road for a distance of 101.43 feet; thence turn 06 deg. 04 min. 45 sec. left and run along said road boundary a distance of 95.28 feet; thence turn 06 dag. 59 min. 29 sec. left and run along said road boundary a distance of 93.45 feet to a point on said road right of way boundary and being on the South boundary of a gravel driveway; thence turn 94 dag. 03 min. 13 sec. right and run along the South boundary of said driveway a distance of 79.9 feet; thence turn 15 deg. 14 min. 26 sec. right and run along said driveway a distance of 83.26 feet; thence turn 24 deg. 55 min. 32 sec. left and leaving said driveway proceed Westerly for a distance of 958.79 feet to the point of beginning of herein described Percel No. "A" which is located in the SE 1/4 of SE 1/4 of Section 5, Township 20 South, Renge 1 East, Shelby County, Alabama.

Mortgagors agree to provide Mortgagee with a paid receipt for taxes on or before December 31st of each year. Mortgagons also agree to provide Mortgages with an insurance policy naming Mortgages as Loss Payes on or before the 16th day of March of each year. Railure to comply with either or both of the above, shall constitute a

default under the terms of this mortgage.

This mortgage chligation cannot be assumed without the prior approval by the mortgage holder of the proposed assumptor's financial condition. Said approval must be obtained in writing prior to the assumption of this mortgage. If the property which is the subject of this mortgage and note executed simultaneously herewith is transferred without the mortgage holder's prior approval as specified above, the mortgagee has the option to declare the entire balance of the indebtedness due and payable.

The proceeds of this loan have been applied on the purchase of the herein described property.

Said property is warranted free from all incumbrances and against any adverse claims, except as stated above.

Countron Mason

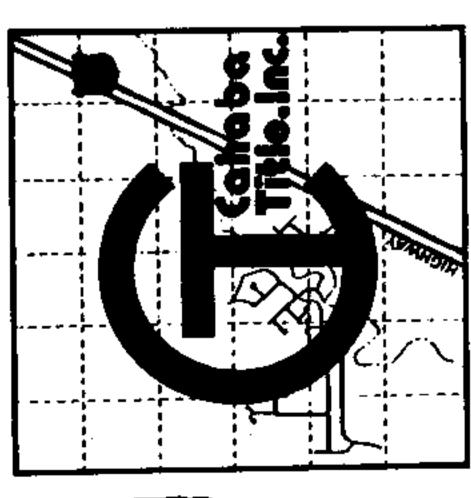
To Have and to Hold the above granted property unto the said Mortgagee, Mortgagee's successors, heirs, and assigns forever; and for the purpose of further securing the payment of said indebtedness, the undersigned agrees to pay all taxes or assessments when imposed legally upon said premises, and should default be made in the payment of same, the said Mortgagee may at Mortgagee's option pay off the same; and to further secure said indebtedness. first above named undersigned agrees to keep the improvements on said real estate insured against loss or damage by fire; lightning and tornado for the fair and reasonable insurable value thereof, in companies satisfactory to the Mortgagee, with loss, if any payable to said Mortgagee, as Mortgagee's interest may appear, and to promptly deliver said policies, or any renewal of said policies to said Mortgagee; and if undersigned fail to keep said property insured as above specified, or fail to deliver said insurance policies to said Mortgagee, then the said Mortgagee, or assigns, may at Mortgagee's option insure said property for said sum, for Mortgagee's own benefit, the policy if collected, to be credited on said indebtedness, less cost of collecting same; all amounts so expended by said Mortgagee for taxes, assessments or insurance, shall become a debt to said Mortgagee or assigns, additional to the debt hereby specially secured, and shall be covered by this Mortgage, and bear interest from date of payment by said Mortgagee, or assigns, and be at once due and payable.

Upon condition, however, that if the said Mortgagor pays said indebtedness, and reimburses said Mortgagee or assigns for any amounts Mortgagees may have expended for taxes, assessments, and insurance, and interest thereon, then this conveyance to be null and void; but should default be made in the payment of any sums expended by the said Mortgagee or assigns, or should said indebtedness hereby secured, or any part thereof, or the interest thereon, remain unpaid at maturity, or should the interest of said Mortgagee or assigns in said property become endangered by reason of the enforcement of any prior lien or incumbrance thereon, so as to endanger the debt hereby secured, then in any one of said events, the whole of said indebtedness hereby secured shall at once become due and payable, and this mortgage be subject to foreclosure as now provided by the law in case of past due mortgages, and the said Mortgagee, agents or assigns, shall be authorized to take possession of the premises hereby conveyed, and with or without first taking possession, after giving twenty-one days' notice, by publishing once a week for three consecutive weeks, the time, place and terms of sale, by publication in some newspaper published in County and State, sell the same in lots or parcels or en masse as Mortgagee, agents or assigns deem best, in front of the Court House door of said County, (or the division thereof) where said property is located, at public outcry, to the highest bidder for cash, and apply the proceeds of the sale: First, to the expense of advertising, selling and conveying, including a reasonable attorney's fee; Second, to the payment of any amounts that may have been expended, or that it may then be necessary to expend, in paying insurance, taxes, or other incumbrances, with interest thereon; Third, to the payment of said indebtedness in full, whether the same shall not have fully matured at the date of said sale, but no interest shall be collected beyond the day of sale; and Fourth, the balance, if any, to be turned over to the said Mortgagor and undersigned further agree that said Mortgagee, agents, or assigns may bid at said sale and purchase said property, if the highest bidder therefor, and undersigned further agree to pay a reasonable attorney's fee to said Mortgagee or assigns, for the foreclosure of this mortgage in Chancery, should the same be so foreclosed, said fee to be a part of the debt hereby secured.

have hereunto set OUT signature 8 and seal, this	16th day of March . 19 90. SEALI
	Greg A. Wood
2. Mtg. Tax	Patricia Wood (SEAL)
5 No l'air Fee	
Total	
STHE STATE of ALABAMA SHELBY COUNTY	
l, the undersigned	, a Notary Public in and for said County, in said state,
hereby certify that Greg A. Wood and wife, Pat	ricia Wood
whose name s areigned to the foregoing conveyance, and whose informed of the contents of the conveyance they executive under my hand and official seal this 16th My Commission Expires October 23, 1998	the are known to me acknowledged before me on this day, that uted the same voluntarily on the day the same bears date. day of March 19 90 Notary Public
THE STATE OF ALA. SHELBY CO.	
I CERTIFY ФНИЛТУ INSTRUMENT WAS FILED 1, 90 мар 21 мм 9: L6	a Notary Public in and for said county, in said State
I CERTIFY &BUNTY INSTRUMENT WAS FILED I, hereby certify that	a corporation
I CERTIFY & UNITY INSTRUMENT WAS FILED I, hereby certify that whose name as	of, a corporation
I CERTIFY & UNITY INSTRUMENT WAS FILED I, 90 MAR 21 AM 9: 46 whose name as is signed to the foregoing conveyance, and who is being informed of the contents of such conveyance, he, as such and as the act of said corporation.	of, a corporation known to me acknowledged before me on this day, that h officer and with full authority, executed the same voluntarily for
I CERTIFY & UNITY INSTRUMENT WAS FILED I, hereby certify that whose name as	of, a corporation

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STATE OF ALABAMA COUNTY OF



Recording Fee \$ Deed Tax S This form fo

213 Gadsden Highway Birmingham, Alab 2068 Valleyda RIVERCHASE Birmingham, A (205) 8 Phone (205 EASTERN Cahaba

前日の日の一人に入りていている 日本の表には (株別の田本の)

Return to: