

This instrument prepared by:
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FIRST FEDERAL SAVINGS AND
LOAN ASSOCIATION OF SOUTH
CAROLINA

FORECLOSURE DEED

STATE OF ALABAMA

COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS, THAT:

WHEREAS, heretofore on, to-wit: March 6, 1986, Jeanette C. Hammons, a single person, mortgagor, executed a certain mortgage to MortgageAmerica, Inc. which said mortgage is recorded in Book 64, page 892 and rerecorded in Book 157, page 833, in the Office of the Judge of Probate of Shelby County, Alabama, said mortgage being assumed by Robert M. Lake and said mortgage being assigned to First Federal Savings and Loan Association of South Carolina by assignment recorded in Book 165, page 729 in said Probate Office; and,

WHEREAS, default was made in the payment of the indebtedness secured by said mortgage, and the said First Federal Savings and Loan Association of South Carolina did declare all of the indebtedness secured by said mortgage due and payable, and said mortgage subject to foreclosure as therein provided 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 in Shelby County, Alabama, in its issues of November 14, 21 and 28, 1990; and,

WHEREAS, on December 14, 1990, the day on which the foreclosure sale was due to be held under the terms of said notice, during the legal hours of sale, said foreclosure was duly and properly conducted and the said First Federal Savings and Loan Association of South Carolina did offer for sale and sell at public

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outcry, in front of the main entrance of the Courthouse in 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 First Federal Savings and Loan Association of South Carolina in the amount of Sixty-five Thousand Four Hundred Sixty-nine and 66/100 Dollars (\$65,469.66), which sum was offered to be credited to the indebtedness secured by said mortgage, and said property was thereupon sold to First Federal Savings and Loan Association of South Carolina; and,

WHEREAS, Danna Long acted as auctioneer as provided in said mortgage and conducted the said sale; 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.

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NOW, THEREFORE, in consideration of the premises and the credit of Sixty-five Thousand Four Hundred Sixty-nine and 66/100 Dollars (\$65,469.66), Robert M. Lake, mortgagor, by and through the said Danna Long, does grant, bargain, sell and convey unto the said First Federal Savings and Loan Association of South Carolina, the following described real property, situated in Shelby County, Alabama, to-wit:

Lot 4, Block 6, according to the Survey of Bermuda Hills, Second Sector, Third Addition, as recorded in Map Book 9, page 46, in the Office of the Judge of probate of Shelby County, Alabama.

SUBJECT TO ad valorem taxes for the current year.

SUBJECT TO any and all easements, restrictions or encumbrances of record.

SUBJECT TO the statutory right of redemption on the part of those entitled to redeem under the laws of the State of Alabama.

TO HAVE AND TO HOLD, the above described property unto the said First Federal Savings and Loan Association of South Carolina, its successors and assigns forever; subject, however, to the statutory right 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 First Federal Savings and Loan Association of South Carolina, by Danna Long, as auctioneer

conducting said sale, has caused these presents to be executed on this, the 18th day of December, 1990.

FIRST FEDERAL SAVINGS AND LOAN
ASSOCIATION OF SOUTH CAROLINA

BY: Danna Long
Danna Long, As Auctioneer

THE STATE OF ALABAMA
JEFFERSON COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Danna Long, whose name as auctioneer for First Federal Savings and Loan Association of South Carolina, 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 this conveyance, she, in her capacity as such auctioneer, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 18th day of

December, 1990.

Paula B. Stickland
Notary Public

STATE OF ALA. SHELSTON
I CERTIFY THIS
INSTRUMENT WAS FILED

90 DEC 21 AM 10:46

JUDGE OF PROBATE

NO TAX COLLECTED

1. Doc. Tax	—
2. Adm. Tax	—
3. Recording Fee	— 2.50
4. Indexing Fee	— 3.00
5. No Tax Fee	— 1.00
6. Certified Fee	— 1.00
Total	— 8.00

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