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MORTGAGE FORECLOSURE DEED

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, on to-wit, the 29th day of July, 1988, Warren Edwin Childree and wife, Susan E. Childree, executed a certain mortgage to Central State Bank, to secure the indebtedness therein mentioned, said mortgage being duly recorded at Book 198, Page 181, in the Office the Judge of Probate of Shelby County, Alabama, and,

WHEREAS, Central State Bank is the owner and holder of said mortgage and the debt secured thereby; and

WHEREAS, default was made in the payment of the indebtedness secured by said mortgage, and the said Central State Bank as Mortgagee, did declare the indebtedness secured by said mortgage due and payable; and

WHEREAS, under the power contained in said mortgage, the undersigned, F. Hilton-Green Tomlinson, as Auctioneer, Agent and Attorney in Fact for the said Central State Bank advertising the said property described in said mortgage herein mentioned, for sale by advertisement in the Shelby County Reporter, a newspaper published in Shelby County, Alabama, in accordance with the terms and tenor of said mortgage; said notice appearing in said newspaper once a week for three consecutive weeks; and

WHEREAS, the property herein described was offered for sale to the highest bidder for cash at Shelby County, Alabama, on the 3rd day of July, 1991, during the legal hours of sale, in front of the Shelby County Courthouse in Columbiana, Shelby County, Alabama, and the same was then and there purchased by Central State Bank, for the sum of Twenty-Five Thousand, Six Hundred Thirty and 84/100 Dollars (\$25,630.84), which said amount is the last, best and highest bid therefore.

NOW, THEREFORE, in consideration of the sum of Twenty-Five Thousand, Six Hundred Thirty and 84/100 Dollars (\$25,630.84) and in consideration of the premises, and the law in such cases made and provided, I, the said F. Hilton-Green Tomlinson, as such Auctioneer, Agent, and Attorney in Fact, do hereby grant, bargain, sell and convey unto the said Central State Bank, its successors and assigns, all of the following described property situated in Shelby County, Alabama, to wit:

Lot 8, according to the survey of Southern Hills, as recorded in Map Book 7, Page 72 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

F. Hilton-Green Tomlinson
Shelby County, Alabama

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TO HAVE AND TO HOLD all of the above described and granted premises unto the said Central State Bank, 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 Warren Edwin Childree and wife, Susan E. Childree, Mortgagors, by and through the said Central State Bank, as Mortgagee, by and through F. Hilton-Green Tomlinson, as Auctioneer, Agent, and Attorney in Fact for the said Central State Bank caused these presents to be executed on this the 3rd day of July, 1991.

CENTRAL STATE BANK

NO TAX COLLECTED

1	Doc. Fee	
2	Notary Fee	3.00
3	Recording Fee	3.00
4	Transfer Tax	1.00
5	Other Fees	1.00
Total		10.00

By: F. Hilton Green Tomlinson
 F. Hilton-Green Tomlinson
 As Auctioneer, Agent and
 Attorney in Fact for Central
 State Bank, Owner and Holder
 of said mortgage

STATE OF ALA. SHELBY CO.
 I CERTIFY THIS
 INSTRUMENT WAS FILED

91 JUL -3 PM 12:24

STATE OF ALABAMA)

JEFFERSON COUNTY)

JUDGE OF PROBATE

I, the undersigned authority, a Notary Public, and for said County in said State, hereby certify that F. Hilton-Green Tomlinson, whose name as Auctioneer, Agent and Attorney in Fact for Central State Bank, owner and holder of said 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, Agent and Attorney in Fact, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 3rd day of July, 1991.

Paul Harrison
 Notary Public

MY COMMISSION EXPIRES JUNE 6, 1994

This instrument was prepared by Hilton Tomlinson Pritchard, McCall & Jones 800 Financial Center Birmingham, Alabama 35203

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