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(Address) 1209 Montgomery Highway, B'ham AL 35216
(Name) Pirst Federal of Alabama, F.S.B.

STATE OF ALABAMA COUNTY Jefferson

KNOW ALL MEN BY THESE PRESENTS: That Whereas,

D. W. G. Builders, Inc.

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

First Federal of Alabama, F.S.B.

And Wherens. 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,

D. W. G. Builders, Inc.

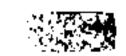
and all others executing this mortgage, do hereby grant, bargain, sell and convey unto the Mortgages the following described real estate, situated in Shelby

Lot 12, according to the Survey of Southpointe, Seventh Sector as recorded in Map Book 15, page 54 in the Probate Office of Shelby County, Alabama.

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

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gagee, 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 sum 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 Mortgages 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 law in case of past due mortgages, and the said Mortgages, 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 weck for three consecutive weeks, the time, place and terms of sale, by publication in some newspaper published in said 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 outery, 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 or 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 Mortgages 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.

IN WITNESS WHEREOF the undersigned D. W. G. Burlders, Inc.

have hereunto set their signature and seal, this 6th day of Mry (SEAL)

D.W.G. Burlders, Inc.

George Gregory, President (SEAL)

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(SEAL)

THE STATE of MOGALE

I,
Shereby certify that

, a Notary Public in and for said County, in said State,

whose name signed to the foregoing conveyance, and who that being informed of the contents of the conveyance

known to me acknowledged before me on this day, executed the same voluntarily on the day the same bears date.

, a Notary Public in and for said County, in said State,

Given under my hand and official seal this

day of

Notary Public.

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THE STATE of Alabama

Jefferson COUNTY

hereby certify that

George Gregory

COUNTY

whose name as President of D. W. G. Builders, Inc. 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 such conveyance, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

6th

Given under my hand and official seal, this the

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HOT AY PUBLIC. STATE OF ALABOMA AT LARGE MY COMMISSION EXPIRES: LAR. 8, 1993. BONDED THRU NOTARY PUBLIC UNDERWAYERS

MORTCAGE DEED

4200 300 100

D TITLE COMPANY OF ALABAI

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