

10431810

1150

TRANSFER AND ASSIGNMENT OF MORTGAGE

STATE OF ALABAMA
COUNTY OF JEFFERSON

FOR VALUE RECEIVED, the undersigned RESOLUTION TRUST CORPORATION, AS RECEIVER FOR GUARANTY FEDERAL SAVINGS AND LOAN ASSOCIATION, does hereby grant, bargain, sell, convey and assign without recourse unto:

Commercial Federal Mortgage Corporation

its successors and assigns, that certain mortgages hereinafter more particularly described and filed for record as indicated below, together with the note therein described, the debt thereby secured and all interest of the undersigned in and to the land and property conveyed by said mortgage, viz:

| MORTGAGOR | BOOK/VOL. | PAGE | DIVISION COUNTY | STATE | LOAN # | POOL # |
|--|-----------|------|--------------------|-------|--------------|--------|
| George T. Bentley Sharon B. Bentley | 119 | 613 | Shelby | Al. | 01-00-014300 | |

TO HAVE AND TO HOLD unto the said Commercial Federal Mortgage Corporation, its successors and assigns forever.

The Office of Thrift Supervision, successor to the Federal Home Loan Bank Board, appointed Resolution Trust Corporation as Receiver for Guaranty Federal Savings and Loan Association by Order No. 90-741, dated May 4, 1990, pursuant to the Financial Institutions Reform, Recovery and Enforcement Act of 1989.

IN WITNESS WHEREOF, RESOLUTION TRUST CORPORATION has caused this instrument to be executed in its name by Harold E. Moon, as Field Site Manager and Attorney-in-Fact for said Resolution Trust Corporation, on this 18th day of MARCH, 1991

RESOLUTION TRUST CORPORATION AS RECEIVER FOR
GUARANTY FEDERAL SAVINGS & LOAN ASSOCIATION

By:

Harold E. Moon
Harold E. Moon, Field Site Manager and
Attorney-in-Fact, under that certain
Power of Attorney recorded in Real Volume
3837, Page 319, Probate Office of
Jefferson County, Alabama

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Harold E. Moon, whose name as Field Site Manager and Attorney-in-Fact for Resolution Trust Corporation as Receiver for Guaranty Federal Savings and Loan Association, is signed to the foregoing conveyance and who is known to me, acknowledged before me on this date, that being informed of the contents of the conveyance, he, in such capacity and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal, this the 18th day of
MARCH, 1991.

Nelma B. Kappeler
Notary Public

My commission expires 1-28-91

This instrument was prepared by:
Jean Cantley
2030 First Avenue North
Birmingham, AL 35203

82
364
82

10431810

0/-00-0/4300

EXHIBIT "A"
LEGAL DESCRIPTION

Commence at the back of the curb on the East side of Line Street, and the back of the side-walk on the South side of Kingdom Road, thence run East along the back of the side-walk a distance of 86.63 feet; thence turn a deflection angle of 1 deg. 01 min. 04 sec. to the right and continue along the back of the side-walk a distance of 64.16 feet; thence turn a deflection angle of 1 deg. 15 min. 54 sec. to the right and continue along the back of the side-walk, a distance of 46.04 feet; thence turn a deflection angle of 1 deg. 15 min. 07 sec. to the right and continue along the back of the side-walk a distance of 155.00 feet; thence turn a deflection angle of 90 deg. 52 min. 00 sec. to the right and run a distance of 26.11 feet; thence turn a deflection angle of 91 deg. 20 min. 39 sec. to the left and run along the South right of way of Shelby County Highway No. 28, known as Kingdom Road, a distance of 63.78 feet, to the point of beginning; thence continue along said Highway right of way a distance of 58.88 feet, to the P.C. of a right of way curve; thence run along said right of way curve (whose Delta Angle is 53 deg. 18 min. 18 sec. to the right, Radius is 676.78 feet, Tangent is 339.68 feet, Length of Arc is 629.64 feet); thence turn a deflection angle of 65 deg. 21 min. 19 sec. to the right from the Tangent of said curve and run a distance of 286.79 feet; thence turn a deflection angle of 64 deg. 27 min. 22 sec. to the right and run a distance of 426.41 feet; thence turn a deflection angle of 2 deg. 48 min. 03 sec. to the right and run a distance of 107.51 feet; thence turn a deflection angle of 92 deg. 48 min. 33 sec. to the right and run a distance of 138.23 feet; thence turn a deflection angle of 1 deg. 01 min. 26 sec. to the left and run a distance of 356.32 feet, to the point of beginning. Situated in the Northwest 1/4 of the Northeast 1/4 and the Northeast 1/4 of the Northwest 1/4, Section 25, Township 21 South, Range 1 West, Shelby County, Alabama; being situated in Shelby County, Alabama.

SUBJECT TO:

Right of Way granted to Shelby County by instrument recorded in Deed Book 191 page 412 in Probate Office of Shelby County, Alabama.
Mineral and mining rights if not owned by Grantor.
Alabama Power Company transmission line as shown by survey by Frank W. Wheeler, dated October 16, 1986.

BOOK 364 PAGE 83

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

91 SEP 16 PM 4:41

Thomas W. Jones
JUDGE OF PROBATE

Rec 5.00
Jud 3.00
Cst 1.00

9.00