

STATE OF ALABAMA )  
COUNTY OF SHELBY ) FORECLOSURE DEED

KNOW ALL MEN BY THESE PRESENTS, That whereas on the 14th day of June, 1990, Thurman Homes, Inc. executed a certain mortgage on the property hereinafter described to First General Land Corporation which mortgage was recorded in Mortgage Volume 296, at page 685 in the Office of the Judge of Probate of Shelby County, Alabama;

WHEREAS, in and by said mortgage, mortgagee or holder thereof was authorized and empowered in case of default in the payment of the indebtedness secured thereby, according to the terms thereof, to sell said property before the Courthouse door in the City of Columbiana, Shelby County, Alabama, after giving notice of the time, place and terms of said sale in some newspaper published in said County by publication once a week for three (3) consecutive weeks prior to said sale, at public outcry for cash to the highest bidder and said mortgage provided that in case of said sale under the power and authority contained therein the mortgagee, or any person conducting said sale for the mortgagee, was authorized to execute title to the purchaser at said sale, and it was further provided in and by said mortgage that the mortgagee may bid at said sale and purchase said property if the highest bidder therefor; and

WHEREAS, default was made in the payment of the indebtedness secured by said mortgage and First General Land Corporation did declare all of the indebtedness secured by said mortgage to be due and payable subject to foreclosure as therein provided and did give due and proper notice of the foreclosure of said mortgage by publication in Shelby County Reporter a newspaper published in Shelby County, Alabama, in its issues of September 25, 1991, October 2, 1991, and October 9, 1991;

WHEREAS, on the 16th day of October, 1991, the day on which the foreclosure was due to be held under the terms of said notice, between the legal hours of sale, said foreclosure was duly and properly conducted, and Brent Thornley did offer for sale and sell at public outcry, in front of the Courthouse door in Columbiana, Shelby County, Alabama, the property hereinafter described; and

WHEREAS, Brent Thornley was the auctioneer who conducted said sale for the said First General Land Corporation and whereas, the highest and best bid for the property described in the aforementioned mortgage in the amount of \$ 63,010.92, which sum of money First General Land Corporation offered to credit on the indebtedness secured by said mortgage and said property was thereupon sold to First Federal of Alabama, F.S.B.;

NOW THEREFORE, in consideration of the premises and a credit in the amount of \$ 63,010.92 on the indebtedness secured by said mortgage, through Brent Thornley as Auctioneer conducting said sale and as Attorney in Fact for the mortgagee, and Brent Thornley as said auctioneer conducting said sale for the mortgagee, do hereby grant, bargain, sell and convey unto First Federal of Alabama, F.S.B. the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 30 according to the Survey of Linwood Estates, as recorded in Map Book 11 page 45 in the Probate Office of Shelby County, Alabama.

TO HAVE AND TO HOLD SAID PROPERTY unto First Federal of Alabama, F.S.B., its heirs, successors and assigns forever, subject however to the statutory rights of redemption from said foreclosure sale on the part of those entitled to redeem as provided by the laws of the State of Alabama.

Brent Thornley  
P.O. Box 248  
Jasper, AL 35801

BOOK 368 PAGE 778

IN WITNESS WHEREOF, First General Land Corporation has caused this instrument to be executed by and through Brent Thornley as the auctioneer conducting said foreclosure sale and as Attorney in Fact for First General Land Corporation, who has hereunto set his hand and seal on this 16th day of October, 1991.

FIRST GENERAL LAND CORPORATION

Brent Thornley  
BRENT THORNLEY, Auctioneer  
Conducting said Sale for Mortgagee

Brent Thornley  
BRENT THORNLEY  
AS AUCTIONEER AND ATTORNEY IN FACT

STATE OF ALABAMA )  
SHELBY COUNTY )

I, the undersigned authority, a Notary Public, in and for said County and State do hereby certify that Brent Thornley whose name as auctioneer and attorney in fact for First General Land Corporation 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 as Auctioneer and Attorney in Fact and with full authority executed the same voluntarily on the day the same bears date.

Given under my hand and seal this 16th day of October, 1991.

Donna Smallwood  
NOTARY PUBLIC

STATE OF ALABAMA )  
SHELBY COUNTY )

I, the undersigned authority, a Notary Public, in and for said County, in said State, hereby certify that Brent Thornley, whose name as Auctioneer 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 Auctioneer, executed the same voluntarily and with full authority, on the day the same bears date.

Given under my hand and seal this 16th day of October, 1991.

Donna Smallwood  
NOTARY PUBLIC

This instrument prepared by:  
Brent Thornley  
Maddox, MacLaurin, Nicholson & Thornley  
Jasper, AL 35501

*Foreclosure deed*

1. Deed Tax	\$	—
2. Mfg. Tax	\$	—
3. Recording Fee	\$	5.00
4. Indexing Fee	\$	5.00
5. No Tax Fee	\$	1.00
6. Certified Fee	\$	1.00
Total	\$	12.00

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

91 OCT 16 PM 2:37

Donna Smallwood  
JUDGE OF PROBATE