

R. A. NORRED, ATTY.
P. O. BOX 130249
BIRMINGHAM, AL 35213

FORECLOSURE DEED

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS, That, whereas, heretofore on, to-wit: March 22, 1990
Coy B. Brasher and Annie R. Brasher (H/W) executed a certain
mortgage on the property hereinafter described to Jim Walter Homes, Inc.
which said mortgage is recorded in Book 287, Page 994-96, in the Probate Office of Shelby
County, Alabama; and,

WHEREAS, in and by said mortgage the mortgagee was authorized and empowered in case of default in the payment
of the indebtedness thereby secured, according to the terms thereof, to sell said property before the Courthouse door of said
County, giving notice of the time, place, and terms of said sale in some newspaper published in said County, by publication
once a week for 3 consecutive weeks prior to said sale at public outcry for cash, to the highest bidder, and said
mortgage provided that in case of sale under the power and authority contained in same, the mortgagee or any person con-
ducting 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 the 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 the said mortgagee
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 by publication in the
Shelby County Reporter a newspaper published in Shelby County, Alabama,
and of general circulation in Shelby County, Alabama, in its issues of July 21;
July 28; and, August 4, 1993.

WHEREAS, on August 25, 1993, 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
Jim Walter Homes, Inc. did offer for sale and sell at public
outcry in front of the door of the Courthouse in Shelby County, Alabama, the property
hereinafter described; and,

WHEREAS, R.A. Norred was the Auctioneer who conducted said foreclosure
sale and was the person conducting said sale for Jim Walter Homes, Inc.; and,

WHEREAS, the highest and best bid for the property described in the aforementioned mortgage was the bid of
Jim Walter Homes, Inc. in the amount of Thirty-eight thousand, five hun-
dred, forty and 91/100 Dollars, which sum of money Jim Walter Homes, Inc.
offered to credit on the indebtedness secured by said mortgage and said property was thereupon sold to
Jim Walter Homes, Inc.

NOW, THEREFORE, in consideration of the premises and of a credit in the amount of \$ 38,540.91 on
the indebtedness secured by said mortgage, the said Jim Walter Homes, Inc. by and
through R.A. Norred as Auctioneer conducting said sale and as attorney in fact
for Jim Walter Homes, Inc. and the
said R.A. Norred as Auctioneer conducting said sale, do hereby GRANT, BARGAIN, SELL, AND
CONVEY unto the said Jim Walter Homes, Inc. the following described property
situated in Shelby County, Alabama, to-wit:

Begin at the Northeast corner of the SE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of
Section 10, Township 18 South, Range 2 East and run thence
South along the East line of said Quarter-quarter section a
distance of 330 feet to a point; thence turn right 90° 51 min.
and run west a distance of 210 feet; thence run north along the
east line of property of Curtis Garlene Allen and wife, Edna
Allen, a distance of 330 feet; more or less, to the Northeast
corner of said Curtis Garlene Allen and wife, Edna Allen
property; thence run east a distance of 211 feet to the
point of beginning, according to survey of Evander E. Peavy,
Registered Land Surveyor, dated February 23, 1974, containing
1 $\frac{1}{4}$ acres, more or less.

TO HAVE AND TO HOLD THE above described property unto Jim Walter Homes, Inc., 1500 No Dale
Mabry Hiway, Tampa, FL 33607, its heirs, 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.

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SHELBY COUNTY JUDGE OF PROBATE
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has caused this instrument

as Auctioneer conducting this said sale, and

as Auctioneer conducting said sale has ~~hereby~~ set his hand

August 19 93

~~as Auctioneer~~

As Auctioneer

conducting said sale.

COUNTY

, whose name as Auctioneer and Attorney in Fact for Jim Walter Homes, Inc.

Given under my hand and official seal on this the

26th day of August, 19 93.

Eric W. Lundberg
Notary Public

R. A. NORRED, ATTY.
P. O. BOX 130249
BIRMINGHAM, AL 35213

**NOTARY PUBLIC STATE OF ALABAMA AT LARGE.
MY COMMISSION EXPIRES: Feb. 17, 1996.
BONDED THRU NOTARY PUBLIC UNDERWRITERS.**

Inst # 1993-26316

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