

IN THE UNITED STATES BANKRUPTCY COURT
FOR THE NORTHERN DISTRICT OF ALABAMA
SOUTHERN DIVISION

IN RE:

CHARLES G. HART,

DEBTOR.

)
)
) BANKRUPTCY NO. 95-04162-TBB
) CHAPTER 7
)

Inst # 1995-36314

ORDER CONFIRMING SALE OF PROPERTY OF THE ESTATE
FREE AND CLEAR OF LIENS AND OTHER INTERESTS

This matter came before the Court on the 4th day of December, 1995, and present at said hearing were James G. Henderson, Trustee, and his attorney, Charles L. Denaburg; and no other parties appearing at said hearing and there being no objections to the Motion by the Trustee to confirm the sale of property or the Motion by the Trustee to reject the executory contract or for order determining the contract non-enforceable; and the Court being advised that the Honorable Meade Whitaker, Jr., attorney for Dr. and Mrs. Thomas A. Stanner, has no objections to the motion of the Trustee to confirm the sale free and clear of their rights of first refusal to buy said property; and the Court being satisfied that the price being paid for the property as bid at the auction on October 26, 1995, was fair and reasonable;

Therefore, the motion to confirm the sale as filed by the Trustee is hereby GRANTED and the Trustee is authorized and directed to execute a Trustee's Deed and/or Bill of Sale to convey title to the real estate and personal property of the estate sold at said auction. The real property to be conveyed by the Trustee is described as follows:

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A parcel of land in the Northeast 1/4 of the Northwest 1/4 and the Northwest 1/4 of the Northeast 1/4 of Section 5, Township 19 South, Range 1 West, more particularly described as follows:

Begin at the Northeast corner of the Northeast 1/4 of the Northwest 1/4 of said section and run south along the east boundary of said 1/4-1/4 section for a distance of 71 feet, more or less, to the center line of a creek; thence run southeasterly, southerly and southwesterly along said center line for a distance of 570 feet, more or less, to the northeast right-of-way line of U.S. Highway 280; thence run in a northwesterly direction along said right-of-way line for a distance of 490 feet, more or less, to the north boundary of said 1/4-1/4 section; thence run east along said north boundary for a distance of 125.83 feet to the point of beginning of property herein described; being situated in Shelby County, Alabama.

Mineral and mining rights excepted.

DATED at Birmingham, Alabama this 11th day of December, 1995.


U. S. BANKRUPTCY JUDGE

xc: Debtor
Bruce Burttram, Attorney for Debtor
Charles Denaburg, Attorney for Trustee
Valrey Early, Bankruptcy Administrator
James Henderson, Trustee

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