

ASSIGNMENT OF MORTGAGE

STATE OF ALABAMA

COUNTY OF JEFFERSON

KNOW ALL MEN BY THESE PRESENTS, that Southeastern Mortgage of Alabama, L.L.C.
a limited liability corporation,, for value received to it in hand paid by _____

LEADER FEDERAL BANK FOR SAVINGS hereinafter called Assignee, does
hereby grant, sell and convey and assign unto the said Assignee that certain mortgage executed
to it by Fredrick A. Wagner and wife, Sallie M. Wagner
dated July 31, 1996, in the amount of \$ 166,150.00
described as Lot 21, according to the survey of Weatherly, Glen Abbey -
Sector 12, as recorded in Map Book 18 page 128, in the Probate Office
of Shelby County, Alabama; being situated in Shelby County, Alabama.
and recorded in Volume 1996, Page 24859, of the records of the Probate
Court of Shelby County, Alabama, together with the debt secured
thereby and all right, title and interest in and to the property therein described, without recourse
against the said Southeastern Mortgage of Alabama, L.L.C..

IN WITNESS WHEREOF, Southeastern Mortgage of Alabama, L.L.C., a limited liability
corporation, has caused this conveyance to be signed by Johnny D. Williams, its
Chief Manager on July 31, 1996.

SOUTHEASTERN MORTGAGE OF ALABAMA, L.L.C.

By Johnny D. Williams
Its Chief Manager

STATE OF ALABAMA

COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said State in said County, hereby certify
that Johnny D. Williams whose name as
Chief Manager of Southeastern Mortgage of Alabama, L.L.C. a
limited liability corporation, is signed to the foregoing conveyance, and who is known to me
acknowledge before me this day, that being informed of the contents of the conveyance,
that he as such officer and with full authority, executed the same voluntarily for
and as the act of said corporation.

Given under my hand and official seal on July 31, 1996.

Burton D. Reid
Notary Public

My Commission Expires: 10/21/97

08/01/1996-24860
10:40 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 NEL 8.50

Inst # 1996-24860