

FORECLOSURE DEED

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS, That, whereas, heretofore on, to-wit: December 16, 1994

Randy and Carolyn A. Washington, H/W
executed a certain mortgage on the property hereinafter described to Jim Walter Homes, Inc.
which said mortgage is recorded in Book 1995-02425, Page XX, 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 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 the sale and purchase said property if the highest bidder therefore; and,

WHEREAS, said mortgage with the powers therein contained was duly assigned to William J. Wade, not in his individual capacity, but solely as trustee of Mid-State Trust II, a Delaware Business Trust and,

WHEREAS, default was made in the payment of the indebtedness secured by said mortgage, and the said assignee 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 November 6; November 13; and, November 20, 1996.

WHEREAS, on December 4, 1996, 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 William J. Wade, not in his individual capacity, but solely as trustee of Mid-State Trust II, a Delaware Business Trust, as assignee of said mortgage, did offer for sale and sell at public out-cry 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 the assignee, William J. Wade, not in his individual capacity, but solely as a trustee of Mid-State Trust II, a Delaware Business Trust; and,

WHEREAS, the highest and best bid for the property described in the aforementioned mortgage was the bid of William J. Wade, not in his individual capacity, but solely as trustee of Mid-State Trust II, a Delaware Business Trust, in the amount of Fifty-five thousand, three hundred, fifty-six and 37/100-----Dollars, which sum of money William J. Wade, not in his individual capacity, but solely as trustee of Mid-State Trust II, a Delaware Business Trust offered to credit on the indebtedness secured by said mortgage and said property was thereupon sold to William J. Wade, not in his individual capacity, but solely as trustee of Mid-State Trust II, a Delaware Business Trust;

NOW, THEREFORE, in consideration of the premises and of a credit in the amount of \$ 55,356.37 on the indebtedness secured by said mortgage, the said William J. Wade, not in his individual capacity, but solely as trustee of Mid-State Trust II, a Delaware Business Trust by and through R.A. Norred as Auctioneer conducting said sale and as attorney in fact for William J. Wade, not in his individual capacity, but solely as trustee of Mid-State Trust II, a Delaware Business Trust and the said R.A. Norred as Auctioneer conducting said sale, do hereby GRANT, BARGAIN, SELL AND CONVEY unto the said William J. Wade, not in his individual capacity, but solely as trustee of Mid-State Trust II, a Delaware Business Trust, the following described property situated in Shelby County, Alabama, to-wit:

(SEE EXHIBIT "C" ATTACHED)

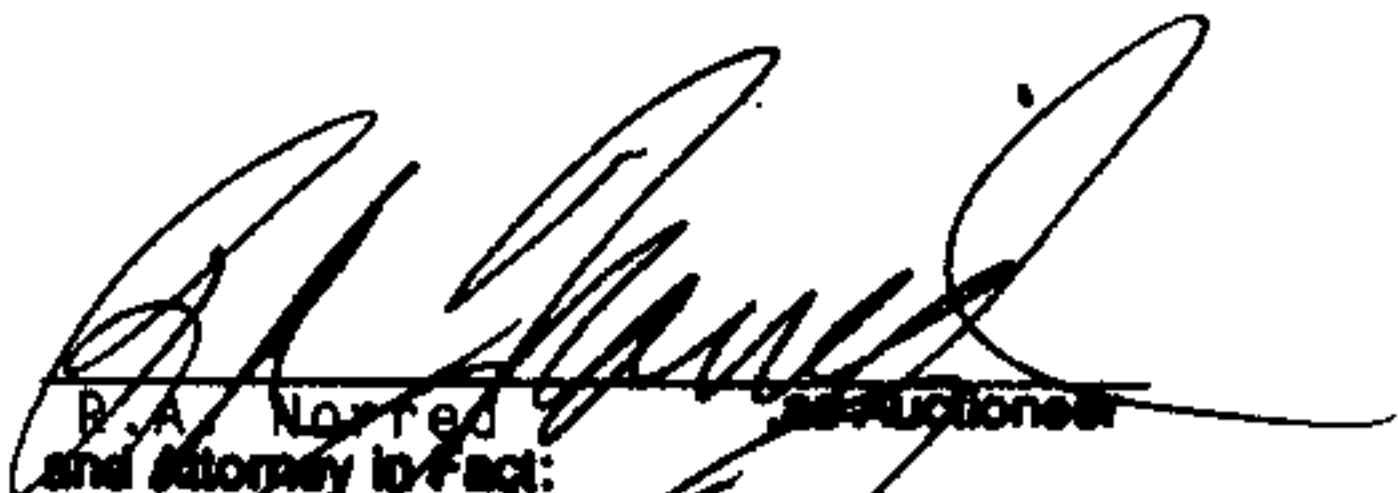
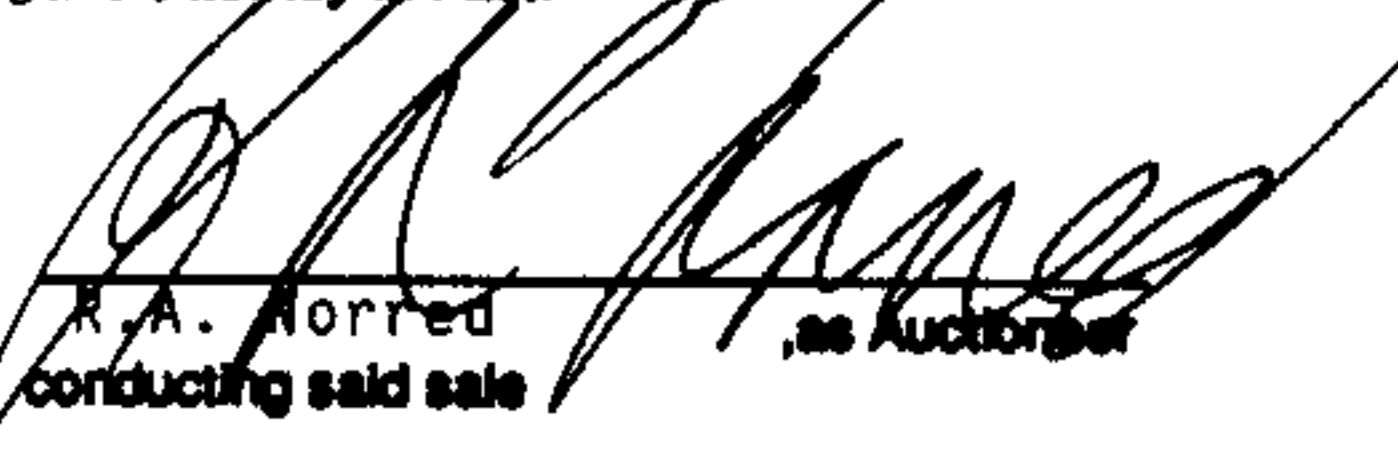
Inst # 1997-04068

02/07/1997-04068
10:42 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
003 MEL 14.50

TO HAVE AND TO HOLD THE above described property unto William J. Wade, not in his individual capacity, but solely as trustee of Mid-State Trust II, a Delaware Business Trust, its heirs and 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.

IN WITNESS WHEREOF William J. Wade, not in his individual capacity, but solely as trustee of Mid-State Trust II, a Delaware Business Trust has caused this instrument to be executed by and through R.A. Norred as Auctioneer conducting this said sale, and as attorney in fact, and R.A. Norred as Auctioneer conducting said sale has hereto set his hand and seal on this the 4th day of December, 1996


By


R.A. Norred
and Attorney in Fact: as Auctioneer

R.A. Norred
conducting said sale as Auctioneer

STATE OF ALABAMA
Jefferson COUNTY

I, the undersigned, a Notary Public in and for said County and State, hereby certify that R.A. Norred whose name as Auctioneer and Attorney in Fact for William J. Wade, not in his individual capacity, but solely as trustee of Mid-State Trust II, a Delaware Business Trust, 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 said Auctioneer and Attorney in Fact, with full authority, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal on this the 4th day of December 1996


Notary Public
NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: Feb. 17, 2000.
BONDED THRU NOTARY PUBLIC UNDERWRITERS

RETURN TO:

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

EXHIBIT "C"

Commence at the Northeast corner of the SW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 5, Township 24 North, Range 13 East, Shelby County Alabama and run thence Westerly along the North line of said 1/4-1/4 section 580.16' to a point; thence turn 96 degs. 16' 35" left and run Southerly 505.50 feet to a point on the centerline of a chert surfaced public road and the point of beginning of the property being described; thence continue along last described course 342.68 feet to a point; thence turn 89 deg. 59' 58" right and run Westerly 266.57 feet to a point in the centerline of same said chert surfaced road; thence run 127 degs. 17' 29" Right and run Northeasterly down centerline of said road 137.91 feet to a point; thence turn 3 degs 44' 22" left and continue down centerline of said road 108.6 feet to a point; thence turn 58 degs. 57' 39" right and run Easterly 4.49 feet to a point near the East of said road; thence turn 90 degs. 54' 47" left and run Northerly 8.59 feet to a point in the centerline of said road; thence turn 43 degs. 22' 24" right and run Northeast down centerline of same said road 117.45 feet to a point; thence turn 10 degs. 18' 30" left and continue down centerline of said road 62.57 feet to the point of beginning. Situated in Shelby County, Alabama.

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