

This form was prepared by Mike T. Atchison, Attorney at Law
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ASSIGNMENT OF MORTGAGE

For Value Received, the undersigned holder of a Mortgage (herein "Assignor") whose address is 702 27th Place South, Birmingham, AL 35233, does hereby grant, sell, assign, transfer and convey, unto CASTLE MORTGAGE CORPORATION, ITS SUCCESSORS AND ASSIGNS AS THEIR INTEREST MAY APPEAR, a corporation organized and existing under the laws of DELAWARE, (herein "Assignee"), whose address is P.O. Box 12785 Birmingham, AL 35202-6785, a certain Mortgage dated July 22, 1997, made and executed by Scott Jowers and wife, Wendy M. Jowers, to and in favor of Key Capital, Inc. and given to secure payment of One Hundred Forty Two Thousand Five Hundred & no/100----- which Mortgage is of record in Book, Volume or Liber No. 1997, at page 23009 of the Probate Records of Shelby County, State of ALABAMA, together with the note(s) and obligations therein described and the money due and to become due thereon with interest, and all rights accrued under such Mortgage.

TO HAVE AND TO HOLD the same unto Assignee, its successor and assigns, forever, subject only to the terms and conditions of the above-described Mortgage.

IN WITNESS WHEREOF, the undersigned Assignor has executed this Assignment of Mortgage on July 22, 1997.

Key Capital, Inc.

BY: [Signature]

ITS: _____

STATE OF ALABAMA
COUNTY OF

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Carl Albright III, whose name as _____ of Key Capital, Inc., a corporation, 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 foregoing instrument, he/she as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and seal of office this the 22nd day of July, 19 97.

My commission expires: 10-2-2000

[Signature]
Notary Public

Inst # 1997-23010