

RECORDING REQUESTED BY:
PHOENIX FINANCIAL SERVICE, INC.

WHEN RECORDED, MAIL TO:
PHOENIX FINANCIAL SERVICE, INC.
100 CHASE PARK SOUTH, SUITE 220
BIRMINGHAM, ALABAMA 35244

Inst # 1997-28606

09/05/1997-28606
03:09 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
DOJ MEL 8.50

SPACE ABOVE THIS LINE FOR RECORDER'S USE

Assignment of Mortgage

FOR VALUE RECEIVED, the undersigned hereby grants, assigns and transfers to
PHOENIX FUNDING, A DIV. OF SECURITY MUTUAL FINANCIAL SERVICES, INC.

all of its right, title and interest under that certain Mortgage dated
executed by JOHN C. ELWARD AND ANGELA W. ELWARD

to AMERICAN STANDARD CONSTRUCTION CO., INC.

, as mortgagor,

, as mortgagee,

and recorded concurrently herewith in the office of the Judge of Probate of SHELBY
County, State of ALABAMA

, describing

land therein as:

LOT 24-A, ACCORDING TO A RESURVEY OF LOTS 22 THROUGH 26, AMBERLEY WOODS,
1ST SECTOR, AS RECORDED IN MAP BOOK 19 PAGE 64 IN THE PROBATE OFFICE OF
SHELBY COUNTY, ALABAMA; BEING SITUATED IN SHELBY COUNTY, ALABAMA.

Inst 1997-28605

TOGETHER with the note or notes therein described or referred to, the money due and to become due
thereon with interest, and all rights accrued or to accrue under said Mortgage.

DATE 9/2/97
STATE OF ALABAMA
COUNTY OF SHELBY

I, SHERYL DAUGHERTY JEFFRIES

a notary public in and for said County, in said State, hereby certify that
RICHARD GREENE

whose name as AUTHORIZED AGENT

of AMERICAN STANDARD CONSTRUCTION CO., 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 conveyance, 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 official seal this 2ND
day of SEPT. 1997

Sheryl Daugherty Jeffries
Notary Public
My Commission Expires: 6/20/98

AMERICAN STANDARD CONSTRUCTION CO., INC.



This instrument prepared by:

AMERICAN STANDARD CONSTRUCTION CO., INC.
2630 QUEENSTOWN RD.
BIRMINGHAM, AL. 35210

(Seal)