

THIS INSTRUMENT WAS PREPARED BY:
Debbie Witt
as an employee of
SOUTH STATES MORTGAGE CORPORATION
1109 East Park Drive, Suite 100
Birmingham, Alabama 35236

ASSIGNMENT OF MORTGAGE

STATE OF ALABAMA)

JEFFERSON COUNTY)

KNOW ALL MEN BY THESE PRESENTS, That South States Mortgage Corporation,
a corporation, for value received to it in hand paid by Chase Manhattan Mortgage Corp.
does hereby grant, bargain, sell and convey and
assign unto Chase Manhattan Mortgage Corp., all its right, title
and interest in and to a certain mortgage executed to it by John M. Franklin and wife
Carolyn T. Franklin, on the 10th day of September, 1998, and
recorded in Real Volume Inst. # 1998-36442, Page , of the records of the
Probate Office of Shelby County, Alabama; and, together with the debt
secured thereby and all right, title and interest in and to the property
therein described.

IN WITNESS WHEREOF, South States Mortgage Corporation, an Alabama Corporation,
has caused this conveyance to be signed by Larry R. Hillard, its Senior Vice
President, and attested by James R. Tarrant, III, its Secretary, (and its
corporate seal to be hereto affixed), this the 10th day of September, 1998.

SOUTH STATES MORTGAGE CORPORATION

BY: 
LARRY R. HILLARD
ITS: SENIOR VICE PRESIDENT

ATTEST:

BY: 
JAMES R. TARRANT, III
ITS: SECRETARY

Inst # 1998-36443

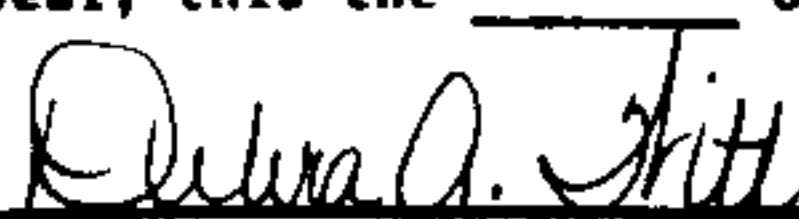
STATE OF ALABAMA)

JEFFERSON COUNTY)

09/17/1998-36443
12:09 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 SNA 8.50

I, the undersigned authority, a Notary Public in and for said County, in
said State, hereby certify that Larry R. Hillard, whose name as Senior Vice
President of South States Mortgage Corporation, 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 this conveyance, 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, this the 10th day of September, 1998.


NOTARY PUBLIC

My Commission Expires: 5-22-02