

7513
STATE OF ALABAMA

COUNTY OF SHELBY

TRANSFER AND ASSIGNMENT

Inst # 1998-45328

11/16/1998-45328
10:10 AM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE
003 CRH 13.50

FOR VALUE RECEIVED, THE UNDERSIGNED DOES HEREBY SELL, ASSIGN,
TRANSFER, SET OVER AND CONVEY UNTO _____

Norwest Bank Minnesota, National Association as Trustee. *

IT'S SUCCESSORS OR ASSIGNS, THAT CERTAIN DEED TO SECURE DEBT
BY JOHN H. CLINE AND SHANNON H. CLINE, DATED 10/09/95
AND RECORDED IN DEED BOOK 1993, PAGE 3069, OF THE RECORDS
OF SHELBY COUNTY, STATE OF ALABAMA
TOGETHER WITH REAL PROPERTY THEREIN DESCRIBED, AND ALSO THE
INDEBTEDNESS HAVING THIS DAY BEEN TRANSFERRED AND ASSIGNED
UNTO THE SAID _____

Norwest Bank Minnesota, National Association as Trustee. *

TOGETHER WITH ALL OF THE UNDERSIGNED'S RIGHT TITLE AND
INTEREST IN AND TO THE SAID DEED, THE PROPERTY THEREIN
DESCRIBED AND THE INDEBTEDNESS THEREBY SECURED.

WITNESS THE HAND AND SEAL OF THE UNDERSIGNED THIS 31ST
DAY OF OCTOBER 1995

SOUTHERN ATLANTIC FINANCIAL SERVICES, INC.

BY: _____

Grady Brown
GRADY BROWN
VICE PRESIDENT, OPERATIONS

Prepared by
Southern Atlantic Financial Services, Inc.
c/o Christopher Kennedy
Cowan Federal Bank FSB
1665 Palm Beach Lakes Blvd
West Palm Beach, FL 33401

SIGNED, SEALED, AND DELIVERED IN THE PRESENCE OF:

Mary L. Zaleski
UNOFFICIAL WITNESS

Patricia L. Lunn
NOTARY PUBLIC

Notary Public, Gwinnett County, Georgia
My Commission Expires September 11, 1999

*Norwest Bank Minnesota, National Association as Trustee
whose address is: 4015 10th. Avenue SE
Minneapolis, MN 55414

OC98670
Record & Return To:
Court Explorers, Inc.
300 Rector Place
New York, NY 10280
(212) 945-6324

75B

Inst # 1995-30169

10/20/1995-30169
01:37 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
009 NC 109.30

(Space Above This Line For Recording Data)

MORTGAGE

THIS MORTGAGE ("Security Instrument") is given on October 9, 1995. The grantor is John H. Cline and Shannon H. Cline * ("Borrower"). This Security Instrument is given to Southern Atlantic Financial Services, Inc., which is organized and existing under the laws of Georgia, and whose address is 2100 Parklake Drive, NE, Ste B, Atlanta, GA 30345 ("Lender"). Borrower owes Lender the principal sum of One Hundred Seven Thousand One Hundred Twenty and 00/100 Dollars (U.S.\$ 107,120.00). This debt is evidenced by Borrower's note dated the same date as this Security Instrument ("Note"), which provides for monthly payments, with the full debt, if not paid earlier, due and payable on November 1st, 2010. This Security Instrument secures to Lender: (a) the repayment of the debt evidenced by the Note, with interest, and all renewals, extensions and modifications of the Note; (b) the payment of all other sums, with interest, advanced under paragraph 7 to protect the security of this Security Instrument; and (c) the performance of Borrower's covenants and agreements under this Security Instrument and the Note. For this purpose, Borrower does hereby mortgage, grant and convey to Lender and Lender's successors and assigns, with power of sale, the following described property located in Shelby County, Alabama.

Inst # 1995-33528

SEE ATTACHED EXHIBIT "A"

*husband and wife

This is a Purchase Money Mortgage

THIS MORTGAGE IS BEING RE-RECORDED TO CORRECT THE MATURITY DATE.

which has the address of 104 King Charles Lane, Alabaster, AL 35007.
("Property Address")

TO HAVE AND TO HOLD this property unto Lender and Lender's successors and assigns, forever, together with all the improvements now or hereafter erected on the property, and all easements, appurtenances, and fixtures now or hereafter a part of the property. All replacements and additions shall also be covered by this Security Instrument. All of the foregoing is referred to in this Security Instrument as the "Property."

BORROWER COVENANTS that Borrower is lawfully seized of the estate hereby conveyed and has the right to mortgage, grant and convey the Property and that the Property is unencumbered, except for encumbrances of record. Borrower warrants and will defend generally the title to the Property against all claims and demands, subject to any encumbrances of record.

THIS SECURITY INSTRUMENT combines uniform covenants for national use and non-uniform covenants with limited variations by jurisdiction to constitute a uniform security instrument covering real property.

ALABAMA - single Family-Fannie Mae/Freddie Mac UNIFORM INSTRUMENT

Form 3001 8/90 (page 1 of 2 pages)

Inst # 1995-33528

11/21/1995-33528
01:07 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
009 NC 29.50

CLAYTON L. SWEENEY, ATTORNEY AT LAW

assignment
not
secto

EXHIBIT "A"

Lot 42, according to survey of Spring Gate Estates, Phase One, as recorded in Map Book 19 Page 23 in the Office of the Judge of Probate of Shelby County, Alabama; being situated in Shelby County, Alabama.

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009 NEL 189.30