Ale. (3180) This instrument was pre	pared by:			
·		INANCIAL SERV, INC.		\$ 5 5 5 5 5 5 5 5 5 5 5 5 5 5 5 5 5 5 5
ADDRESS 3590-A HW	Y 31 SOUTH PELHAM	, AL. 35124		
SOURCE OF TITLE NAT BOOK 181	IONAL REAL ESTATE	PAGE 677		i o
BOOK 101				<u> </u>
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MORTGAGE STATE OF ALABA COUNTY SHELBY	. <u> </u>	_	N BY THESE PRESENTS:	That Whereas,
MARION F. PATTERS	SON, AN UNMARRIED I	IOMAN	<u> </u>	
·		CIRCI	CAMILY CINAMOTAL SERV	TNC
(hereinafter called "Mo	rtgagors", whether one o	r more) are justly indebted to FIRST	(bersinefter celled Mortgage	, whether one or more) in the sum
THERETY NAME THE	MICHAID SEVEN HUNDS	ED ETRHTY ETVE & 83/100'S	_ (Marginalities Called Montgogge	Dollare
of IMENTA NINE THE	JUSANU, SEVEN HUNUI	RED EIGHTY FIVE & 83/100.2	• ···	
NOW THEREFORE, in unto the Mortgages to		nises, said Mortgagors, and all others el setate, situated in SHELBY	executing this mortgage, do he	reby grant, bargain, sell and conveyCounty, State of Alabama, to-wit:
		ı	nst + 1998-457	5 7
		1	1/18/1998-4575 0:14 AM CERTIFI WELN CHEN MAKE IF MAKE WELN CHEN MAKE IF MAKE WELN CHEN MAKE IF MAKE WELN CHEN MAKE IF MAKE	T ED TE
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whether directly or a the principal amount	equired by sasignment, a hereof.	uq the Leaf estate belgin described s	USIT DE RECOUTY TOT SOCIA CADAS A	the extent even in excess thereof of
Mortgagee, the Mort	gages shall be authorized	to declare at its option all or any pa	LI OL BRCD INGREDIGORIER ILINIGATIS	out the prior written consent of the stely due and payable.
If the within mort	nana is a second mortga	ne, then it is subordinate to that certi	in prior mortgage as recorded in	Not. 188
prior mortgage only subordinated to any not to increase the become due on said under the prior mortgadedare the entire in may, at its option, robligations, on behalamounts so expende debt hereby secured the same interest re-	to the extent of the cu- advances secured by the selence owned that is sec prior mortgage, or should gage shall constitute a de debtedness due hereund make, on behalf of Mort of Mortgagor, in conne ad by the within Mortgago, and shall be covered by the as the indebtedness of	rent balance now due on the debter above described prior mortgage, if sured by said prior mortgage. In the sid default in any of the other terms, fault under the terms and provisions for immediately due and payable and gagor, any such payments which because on behalf of Mortgagor shall be yethis mortgage, and shall bear intersecured hereby and shall entitle the	secured by said prior mortgages and advances are made after to event the within Mortgagor shows of the within mortgage, and the different the within mortgage subject to ecome due on said prior mortgage and the corder to prevent the foreclosure and the within Mortgage and the corder to prevent the foreclosure and the corder to the within Mortgages from date of payment by the	t this mortgage is subordinate to said ge. The within mortgage will not be iday's date. Mortgagor hereby agrees ald fail to make any payments which aid prior mortgage, then such default Mortgages herein may, at its option, to foreclosure. The Mortgages herein gage, or incur any such expenses or a of said prior mortgage, and all such ages, or its assigns, additional to the e within Mortgages, or its assigns, at rights and remedies provided herein.
•	see's option, the right to t is naid in full at any time	oreclosure this mortgage. on or before due date.		

RE-39 Rev. 11-95

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Said property is warranted free from all incumbrances and against any adverse claims, except as stated above.

TO HAVE AND TO HOLD the above granted property unto the said Mortgagee, Mortgagee's successors, heirs, and assigns forever; and for the purpose of further securing the payment of said indebtedness, the undersigned agrees to pay all taxes or assessments when imposed legally upon said premises, and should default be made in the payment of same, the said Mortgagee may at Mortgagee's option pay off the same; and to further secure said indebtedness, first above named undersigned agrees to keep the improvements on said real estate insured against loss or damage by fire, tightning and tornado for the fair and reasonable insurable value thereof, in companies satisfactory to the Mortgagee, with loss, if any, payable to said Mortgagee's interest may appear, and to promptly deliver said policies, or any renewel of said policies to said Mortgagee; then the said Mortgagee, or assigns, may at Mortgagee's option insure said property for said sum, for Mortgagee's own benefit, the policy if collected, to be credited on said indebtedness, less cost of collecting same; all amount so expended by said Mortgagee for taxes, assessments or insurance, shall become a debt to said Mortgagee or assigns, additional to the debt hereby specially secured, and shall be covered by this mortgage, and bear interest at the same interest rate as the indebtedness secured hereby from date of payment by said Mortgagee, or assigns, and be at once due and payable.

UPON CONDITION, HOWEVER, that if the said Mortgagor pays said indebtedness, and reimburses said Mortgages or assigns for any amounts Mortgages may have expended, then this conveyance to be null and void; but should default be made in the payment of any sum expended by the said Mortgages or assigns, or should said indebtedness hereby secured, or any part thereof, or the interest thereon, remain unpaid at matunity, or should the interest of said Mortgages or assigns in said property become endangered by reason of the enforcement of any prior lien or encumbrance thereon, so as to endanger the debt hereby secured, then in eny one of said events, the whole of said indebtedness hereby secured shall at once become due and payable, and this mortgages shall be subject to foreolosure as now provided by law in case of past due mortgages, and the said Mortgages, agents or assigns, shall be authorized to take possession of the premises hereby conveyed, but with or without first taking possession, after giving thirty days notice, by publishing once a week for three consecutive weeks, the time, place and terms of sale, by publication in some newspaper published in said County and State, sell the same in lots or parcels or an masse as Mortgages, agents or assigns deem best, in front of the Court House door of said County (or the division thereof), where said property is located, at public outcry, to the highest bidder for cash, and apply the proceeds of the sale: First, to the expense of advertising, selling and conveying, including such attorney's fees as are allowed by law; Second, to the payment of any amounts that may have been expended, or that it may then be necessary to expend, in paying insurance, taxes, or other incumbrances, with interest thereon; Third, to the payment of said indebtedness in full, whether the same shall or shall not have fully matured at the date of said sale, but no interest shall be collected beyond the day of sale; and Fourth, the balance, if any, to be turned over to the said Mortgagor and under

A. VINCENT BROWN, JR. ANATON F. PATTERSON, AN UNMARRIED KOHAN Whose names are signed to the foregoing conveyence, and who are known to me acknowledged before me on thus day, that being informed of the conveyance they executed the same voluntarily on the day the same bears date. Given under my hand and official seal this Notary Public Notary Public ANOVEMBER 1998 Notary Public ANOVEMBER NOTARY AND ANOVEMBER	IN WITN NOVE	ESS WHEREOF the und	lersigned Mor	tgagors have hereu 1998	nto set their signs	etures and see	is this	13TH	day of
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EXIBIT A

LOT 65, ACCORDING TO THE SURVEY OF NAVAJO HILLS, 7TH SECTOR, AS RECORDED IN MAP BOOK 7, PAGE 95, IN THE OFFICE OF THE JUDGE OF PROBATE OF SHELBY COUNTY, ALABAMA; BEING SITUATED IN SHELBY COUNTY, ALABAMA.

SUBJECT TO EASEMENTS, RESERVATIONS, RESTRICTIONS, AND RIGHTS OF WAY OF

ADDRESS: 1507 ARROWHEAD TRAIL; ALABASTER, AL TAX MAP OR PARCEL ID NO.:

4 1998-45757

11/18/1998-45757
10:14 AM CERTIFIED
SHELP! COUNTY MINGE OF PROBATE
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