

ASSIGNMENT OF MORTGAGE

2740180
THE STATE OF ALABAMA
COUNTY OF Shelby

1999 # 54
FOR VALUABLE CONSIDERATION, in hand paid to the undersigned, the receipt of which is hereby acknowledged, Worthington Mortgage Group Inc does hereby grant, bargain, sell and assign to: X

that certain mortgage executed by GLENN H ANDERSON JR AND JAN B. ANDERSON, HUSBAND AND WIFE bearing the date of February 25, 1999, and recorded in VOLUME _____, PAGE _____, of the mortgage records in the Probate Office of Shelby COUNTY, ALABAMA, together with the debt hereby secured and the property therein described.

Recorded: 03/04/1999, Instr. # 1999-09006

IN WITNESS OF, Worthington Mortgage Group Inc has caused this instrument to be executed by WILLIAM L WORTHINGTON, its CEO, who is thereunto duly authorized and the seal of said corporation to be hereunto affixed on this the 25th day of February, 1999.

SEE EXHIBIT "A" ATTACHED FOR LEGAL

Worthington Mortgage Group Inc

BY: 

WILLIAM L WORTHINGTON
ITS CEO

STATE OF ALABAMA
COUNTY OF MADISON

X THE CHASE MANHATTAN BANK AS INDENTURE TRUSTEE, C/O RESIDENTIAL FUNDING CORPORATION, 1301 Office Center Drive, #200, Fort Washington, PA 19034

I, UNDERSIGNED Notary Public in and for said county and state, hereby certify that WILLIAM L WORTHINGTON, whose name as CEO of Worthington Mortgage Group Inc is signed to the foregoing transfer and who is known to me, acknowledged before me, that being of the contents of the transfer, 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 seal this 25th day of February, 1999.


Notary Public

My commission expires: 1/21/2001

Prepared by: CHRIS PENNER

Worthington Mortgage Group Inc
920 Merchants Walk
Huntsville, AL 35801

After Recording Return To:

PEELLE MANAGEMENT CORPORATION
ASSIGNMENT JOB #90603
P.O. BOX 1710
CAMPBELL, CA 95009-1710
1-408-866-8868

Inst # 1999-47654

11/22/1999-47654
11:27 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MMS 11.00

WHEN RECORDED, MAIL TO:

Worthington Mortgage Group Inc
920 Merchants Walk
Huntsville, Al 35801

CERTIFIED TO BE A TRUE & CORRECT
COPY OF THE ORIGINAL DOCUMENT

BY: Mary Dickord
CLOSING ATTORNEY

Loan No. 46638401
Order No.:

[Space Above This Line For Recorder's Use]

MORTGAGE

Inst # 1999-47654

11/22/1999-47654

11:27 AM CERTIFIER

SHELBY COUNTY JUDGE OF PROBATE

11.00

002 MS

THIS MORTGAGE is made this 25th day of February, 1999,
between the Grantor, GLENN H ANDERSON JR AND JAN B. ANDERSON , HUSBAND AND WIFE

(herein "Borrower"),

and the Mortgagee Worthington Mortgage Group Inc ,
existing under the laws of ALABAMA,
whose address is 920 Merchants Walk, Huntsville, Al 35801

a corporation organized and

(herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of U.S. \$42,900.00 , which indebtedness is evidenced by Borrower's note dated February 25, 1999 and extensions and renewals thereof (herein "Note"), providing for monthly installments of principal and interest, with the balance of indebtedness, if not sooner paid, due and payable on March 15, 2014.

TO SECURE to Lender the repayment of the indebtedness evidenced by the Note, with interest thereon; the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage; and the performance of the covenants and agreements of Borrower herein contained, Borrower does hereby grant and convey to Lender and lender's successors and assigns with the power of sale, the following described property located in the County of Shelby, State of Alabama:

LOT 26, ACCORDING TO THE SURVEY OF CAMBRIDGE POINTE, SECOND SECTOR/SECOND PHASE, AS RECORDED IN MAP BOOK 18, PAGE 24, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA, BEING SITUATED IN SHELBY COUNTY, ALABAMA.

which has the address of

161 CAMBRIDGE LANE
Alabaster, ALABAMA 35007
(herein "Property Address");

TO HAVE AND TO HOLD such 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, rights, appurtenances, and rents, all of which shall be deemed to be and remain a part of the property covered by this Mortgage; and all of the foregoing, together with said property (or the leasehold estate if this Mortgage is on a leasehold) are hereinafter referred to 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 covenants that Borrower warrants and will defend generally the title to the Property against all claims and demands, subject to encumbrances of record.

UNIFORM COVENANTS. Borrower and Lender covenant and agree as follows:

1. **Payment of Principal and Interest.** Borrower shall promptly pay when due the principal and interest indebtedness evidenced by the Note and late charges as provided in the Note.

2. **Funds for Taxes and Insurance.** Subject to applicable law or a written waiver by Lender, Borrower shall pay to Lender on the day monthly payments of principal and interest are payable under the Note, until the Note is paid in full, a sum (herein "Funds") equal to one-twelfth of the yearly taxes and assessments (including condominium and planned unit development assessments, if any) which may attain priority over this Mortgage, and ground rents on the Property, if any, plus one-twelfth of yearly premium installments for hazard insurance, plus one-twelfth of yearly premium installments for mortgage insurance, if any, all as reasonably estimated initially and from time to time by Lender on the basis of assessments and bills and reasonable estimates thereof. Borrower shall not be obligated to make such payments of Funds to Lender to the extent that Borrower makes such payments to the holder of a prior mortgage or deed of trust if such holder is an institutional lender.

If Borrower pays Funds to Lender, the Funds shall be held in an institution the deposits or accounts of which are insured or guaranteed by a federal or state agency (including Lender if Lender is such an institution). Lender shall apply the Funds to pay said taxes, assessments, insurance premiums and ground rents. Lender may not charge for so holding and applying the Funds, analyzing said account or verifying and compiling said assessments and bills, unless Lender pays Borrower interest on the Funds and applicable law permits Lender to make such a charge. Borrower and Lender may agree in writing at the time of execution of this Mortgage that interest on the Funds shall be paid to Borrower, and unless such an agreement is made or applicable law requires such interest to be paid, Lender shall not be required to pay Borrower any interest or earnings on the Funds. Lender shall give to Borrower, without charge, an annual accounting of the Funds showing credits and debits to the Funds and the purpose for which each debit to the Funds was made. The Funds are pledged as additional security for the sums secured by this Mortgage.

If the amount of the Funds held by Lender, together with the future monthly installments of Funds payable prior to the due dates of taxes, assessments, insurance premiums and ground rents, shall exceed the amount required to pay said taxes, assessments, insurance premiums and ground rents as they fall due, such excess shall be, at Borrower's option, either promptly repaid to Borrower or credited to Borrower on monthly installments of Funds. If the amount of the Funds held by Lender shall not be sufficient to pay taxes, assessments,