

STATE OF ALABAMA )  
JEFFERSON COUNTY )

Send tax notice to:  
Community HomeBanc, Inc.  
1211 28th Street, South  
Birmingham, AL 35205

**FORECLOSURE DEED**

KNOW ALL MEN BY THESE PRESENTS, THAT,

WHEREAS, on February 15, 2000, Wanda Thrash Glazner, an unmarried woman, executed a certain mortgage to Mortgage Investors, Inc., recorded in Inst # 2000-05030, in the Probate Office of SHELBY County, Alabama, and,

WHEREAS, Default was made in payment of a portion of the indebtedness secured by and described in said mortgage and the holder and owner of said mortgage did declare the entire sum secured thereby to be due and payable, as provided by the terms of said mortgage, and said mortgage being and continuing in default and subject to foreclosure to and including February 23, 2001, and,

WHEREAS, under the power contained in said mortgage, the property described therein was advertised for sale more than twenty-one days by publication once a week for three consecutive weeks in the Shelby County Reporter, a newspaper published in SHELBY County, Alabama, said notices appearing in the issues of said paper published on December 20, 2000, December 27, 2000, and January 3, 2001, and,

WHEREAS, in strict compliance with the power of sale contained in said mortgage, the property therein described was offered for sale to the highest bidder for cash in front of the County Courthouse, SHELBY County, Alabama, on February 23, 2001, during the legal hours of sale and the same was purchased by Community HomeBanc, Inc., at and for the sum of \$13,664.75.

NOW THEREFORE, IN Consideration of the premises and of the payment to the said Mortgage Investors, Inc., of the said sum of \$13,664.75, which sum was offered by bid, receipt whereof is hereby acknowledged, I, Alan C. Keith, as auctioneer, agent and attorney for mortgagee, by virtue of the power contained in said mortgage and the law in such cases made and provided, do hereby grant, bargain, sell and convey unto Community HomeBanc, Inc., all of the right, title and interest, and claim of the same Wanda Thrash Glazner, an unmarried woman, and of all persons and firms claiming under them, in and to the following real estate:

Begin at the Northeast corner of SW 1/4 of NE 1/4 of NE 1/4 of Section 11, Township 24 North, Range 12 East and proceed Northward along 1/4-1/4 line 70.0 feet; thence turn an angle of 111 degrees 41 minutes to the left a distance of 153.0 feet; thence turn an angle of 12 degrees 62 minutes to the left a distance of 145.58 feet to the Northeast limits or right of way of a paved highway; thence turn an angle of 102 degrees 14 minutes to the left and run along said highway 40.0 feet; thence turn an angle of 39 degrees 48 minutes to the left 233.42 feet to the East quarter line; thence Northward along this line 110.23 feet to the point of beginning; being situated in the S 1/4 of the E 1/2 of the NW 1/4 of the NE 1/4 of the NE 1/4 and a portion in the N 1/2 of the E 1/4 of the SW 1/4 of the NE 1/4 of the NE 1/4 of said Section 11.

To have and to hold, unto the said Community HomeBanc, Inc., its successors and assigns forever.

And I, in my capacity as auctioneer, agent and attorney, covenant with the said Community HomeBanc, Inc., that to the best of my knowledge, said premises are free from all encumbrances; that I, as agent, auctioneer and attorney, have a good right to sell and convey the same as aforesaid.

IN WITNESS WHEREOF, I, Alan C. Keith, as auctioneer, agent and attorney for mortgagee have hereunto set my hand and seal this February 23, 2001.

  
\_\_\_\_\_  
Alan C. Keith, agent and attorney  
for mortgagee

(SEAL)

STATE OF ALABAMA )  
JEFFERSON COUNTY )

On February 23, 2001, I, the undersigned, a Notary Public in and for said State and County, hereby certify that Alan C. Keith, whose name as agent and attorney for Mortgage Investors, Inc., 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, 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 February 23, 2001.

My Commission Expires:  
February 20, 2004

  
\_\_\_\_\_  
Notary Public

(SEAL)

This document prepared by:  
Alan C. Keith, Attorney  
2100 Lynngate Drive  
Birmingham, AL 35216

Inst # 2001-11671

03/29/2001-11671  
11:31 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 MB 25.00