

MORTGAGE FORECLOSURE DEED

STATE OF ALABAMA)
COUNTY OF Shelby)

Mark E. Wiley and Tracylee R. Wiley
CM# 1022209
MAP#01-0065

KNOW ALL MEN BY THESE PRESENTS: That, Mark E. Wiley and wife, Tracylee R. Wiley did, on to-wit: the 15th day of April, 1999 execute a mortgage to Scott Mortgage Corporation, which mortgage is recorded in Inst. # 1999-17150; said mortgage was transferred and assigned to Castle Mortgage Corporation and recorded in Inst. # 1999-21858; et seq., in the Office of the Judge of Probate of Shelby County, Alabama; and

WHEREAS, default was made in the payment of the indebtedness secured by said mortgage and the said Castle Mortgage Corporation did declare all of the indebtedness secured by said mortgage due and payable and did give due and proper notice of the foreclosure of said mortgage in accordance with the terms thereof, by publication in Shelby County Reporter, a newspaper of general circulation published in Shelby County, Alabama, in its issues of October 24, October 31 and November 7, 2001; and

WHEREAS, on the 28th day of November, 2001, the day on which the foreclosure sale was due to be held under the terms of said notice, between the legal hours of sale, said foreclosure sale was duly and properly conducted, and Castle Mortgage Corporation did offer for sale and did sell at public outcry, in front of the courthouse door of the Shelby County, Alabama, Courthouse in the City of Columbiana, Alabama, the property hereinafter, described; and

WHEREAS, the highest and best bid for cash obtained for the property described in the aforementioned mortgage was the bid of Castle Mortgage Corporation in the amount of Two Hundred Thirty Thousand Two Hundred Ninety Nine and 88/100ths Dollars (\$230,299.88), which sum the said Castle Mortgage Corporation offered to credit on the indebtedness secured by said mortgage, and said property was thereupon sold to the said Castle Mortgage Corporation; and

WHEREAS, said mortgage expressly authorized the mortgagee to bid at the sale and purchase said property, the highest bidder therefore, and authorized the Mortgagee or Auctioneer or any person conducting said sale for the Mortgagee to execute to the purchaser at the said sale a deed to the property so purchased;

NOW THEREFORE, in consideration of the premises and of Two Hundred Thirty Thousand Two Hundred Ninety Nine and 88/100ths Dollars (\$230,299.88), cash, the said Mark E. Wiley and wife, Tracylee R. Wiley, acting by and through the said Castle Mortgage Corporation by Daniel A. Crowson, Jr., as auctioneer and the person conducting the said sale for the Mortgagee or Transferee or Mortgagee, and the said Castle Mortgage Corporation, by Daniel A. Crowson, Jr., as said auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgagee, and Daniel A. Crowson, Jr., as said auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgagee, do hereby grant, bargain, sell and convey unto Castle Mortgage Corporation the following described real estate situated in Shelby County, Alabama to wit:

Lot 31, according to the Survey of Southpointe, 9th Sector, Phase 1, as recorded in Map Book 16, Page 80, in the Probate Office of Shelby County, Alabama. The property address being 121 Southview Lane, Hoover, AL 35244

TO HAVE AND TO HOLD THE above described property unto Castle Mortgage Corporation forever; subject, however, to the statutory rights of redemption on the part of those entitled to redeem as provided by the laws of the State of Alabama, and any taxes which may be due.

IN WITNESS WHEREOF, the said Castle Mortgage Corporation, has caused this instrument to be executed by Daniel A. Crowson, Jr., as auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgagee, and in witness whereof the said Daniel A. Crowson, Jr., has executed this instrument in his capacity as such auctioneer on this the 28th day of November, 2001.

Inst # 2001-51601

11/28/2001-51601
03:01 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
003 MEL 18.00

MORTGAGE FORECLOSURE SALE

Default having been made in the payment of the indebtedness secured by that certain mortgage executed to Scott Mortgage Corporation on the 15th day of April, 1999, by Mark E. Wiley and wife, Tracylee R. Wiley, and recorded in Inst. # 1999-17150; said mortgage was transferred and assigned to Castle Mortgage Corporation and recorded in Inst. # 1999-21858; et. seq., in the Office of the Judge of Probate of Shelby County, Alabama, the undersigned, as Mortgagee or Transferee, under and by virtue of the power of sale contained in the said mortgage will sell at public outcry to the highest bidder for cash in front of the main entrance of the Shelby County, Alabama, Courthouse in the City of Columbiana, Shelby County, Alabama, on the 28th day of November, 2001, during the legal hours of sale the following real estate situated in Shelby County, Alabama, to wit: Lot 31, according to the Survey of Southpointe, 9th Sector, Phase 1, as recorded in Map Book 16, Page 80, in the Probate Office of Shelby County, Alabama. Address of property: 121 Southview Lane, Hoover, AL 35244

This sale is made for the purpose of paying the indebtedness secured by said mortgage, as well as the expenses of foreclosure.

Castle Mortgage Corporation
Mortgagee or Transferee

MARK A. PICKENS, P.C.

01-0065

P. O. Box 59372

Birmingham, Alabama 35259

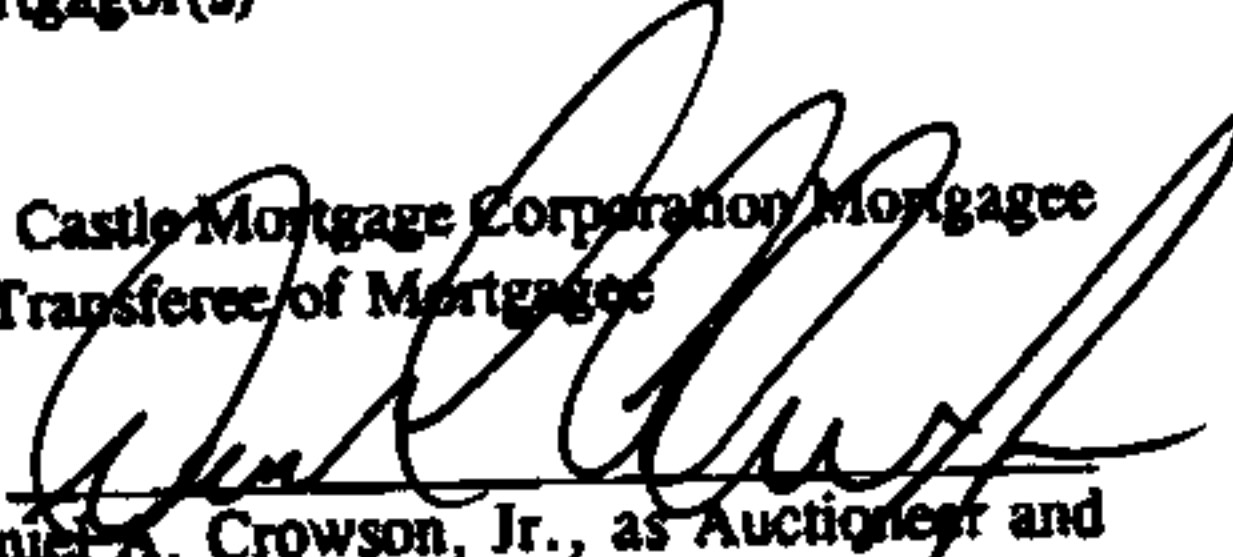
(205) 933-1169

Attorney for Mortgagee or Transferee

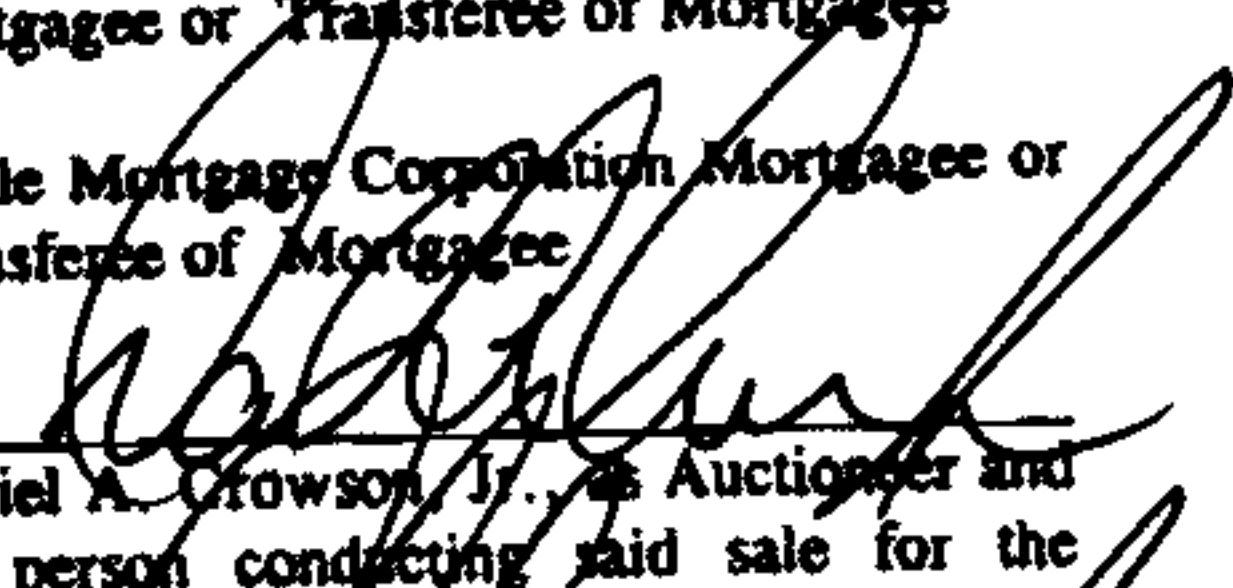
Shelby County Reporter - Run ad: October 24, October 31 and November 7, 2001

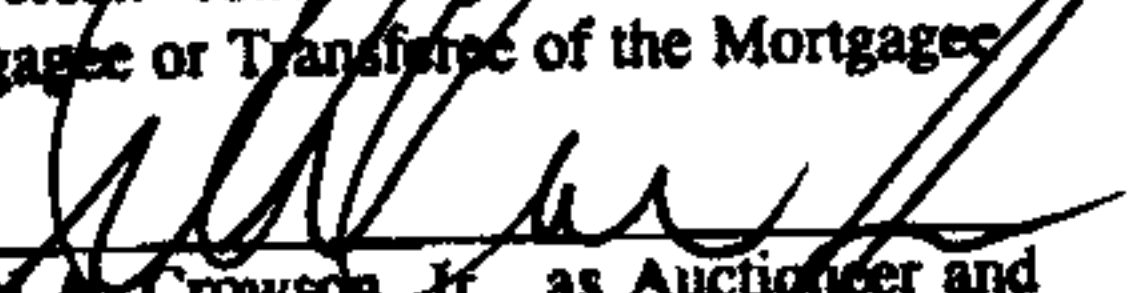
Mark E. Wiley and wife, Tracylee R. Wiley
Mortgagor(s)

By: Castle Mortgage Corporation Mortgagee
or Transferee of Mortgagee

By: 
Daniel A. Crowson, Jr., as Auctioneer and
the person conducting said sale for the
Mortgagee or Transferee of Mortgagee

Castle Mortgage Corporation Mortgagee or
Transferee of Mortgagee


By: 
Daniel A. Crowson, Jr., as Auctioneer and
the person conducting said sale for the
Mortgagee or Transferee of the Mortgagee

By: 
Daniel A. Crowson, Jr., as Auctioneer and
the person conducting sale for the Mortgagee
or Transferee of Mortgagee

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said State and County, hereby certify that Daniel A. Crowson, Jr., whose name as Auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgagee, 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/she, in his/her capacity as such Auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgagee, and with full authority executed this instrument voluntarily on the day that bears that same date.

Given under my name and official seal this the 28th day of November, 2001.


NOTARY PUBLIC

COMMISSION EXPIRES: _____ MY COMMISSION EXPIRES
4-11-2004

GRANTEE'S ADDRESS:
#2 Metroplex Drive, Suite 200
Birmingham, AL 35209

Instrument prepared by:
MARK A. PICKENS, P.C.
Post Office Box 59372
Birmingham, Alabama 35259

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Inst # 2001-51601

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