

This Instrument Prepared By:
Donna J. Beaulieu, Attorney
P.O. Box 357
Saginaw, AL 35137

STATE OF ALABAMA)

SHELBY COUNTY)

MORTGAGE FORECLOSURE DEED

KNOW ALL MEN BY THESE PRESENTS, That, whereas heretofore, on, to-wit: September 1, 2000, (Mortgagor) Mustafa A. Hasan and wife, Melissa Ann Hasan, did execute a mortgage conveyance which is recorded as Instrument # 2000-34172 on September 28, 2000, at the Office of the Probate Judge of Shelby, County, Alabama, as to property hereinafter described, to (Mortgagee) **Jack Whatley**, a married man, and

WHEREAS, in and by said mortgage the mortgagee was authorized and empowered in case of default in the payment of the indebtedness thereby secured, according to the terms thereof, to sell said property before the Courthouse door in the City of Columbiana, County of Shelby, Alabama, after giving notice of the time, place and terms of said sale in some newspaper published in said county by publication once a week for three (3) consecutive weeks prior to said sale at public outcry for cash, to the highest bidder, and the said mortgage provided that in case of sale under the power and authority contained in same, the mortgagee or any person conducting said sale for the mortgagee was authorized to execute title to the purchaser at said sale; and it was further provided in and by said mortgage that the mortgagee may bid at the sale and purchase said property if the highest bidder therefore; and

WHEREAS, default was made in the payment of the indebtedness secured by said mortgage, and the said **Jack Whatley**, did declare all of the indebtedness secured by said mortgage due and payable and said mortgage subject to foreclosure as therein provided and did give due and proper notice of the foreclosure of said mortgage by publication in the **Shelby County Reporter**, a newspaper published in Shelby County, Alabama, in its issues of February 20, 2002, February 27, 2002 and March 6, 2002; and

WHEREAS, on **March 15, 2002**, the day of which the foreclosure was due to be held under the terms of said notice, between the legal hours of sale, said foreclosure was duly and properly conducted, and **Jack Whatley**, as Mortgagee did offer for sale and sell at public outcry in front of the door of the Courthouse in Columbiana, Shelby County, Alabama, the property described herein; and

WHEREAS, **Donna J. Beaulieu, Attorney at law**, was the Auctioneer who conducted the said sale for the said Mortgagee; and

Inst # 2002-12372
03/15/2002
Page 03 of 03
09:16 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
004 CH 21.00

WHEREAS, the highest and best bid for the property described in the aforementioned mortgage was the bid of JACK WHATLEY in the amount of Ninety-six thousand, four hundred sixteen⁰⁹/₁₀₀ Dollars (\$96,416.09), which sum of money he offered to credit on the indebtedness secured by said mortgage and said property was thereupon sold to JACK WHATLEY.

NOW, THEREFORE, in consideration of the premises and of a credit in the amount of Ninety-six thousand, four hundred sixteen⁰⁹/₁₀₀ Dollars (\$96,416.09), on the indebtedness secured by said mortgage, the said JACK WHATLEY by and through **Donna J. Beaulieu, Attorney at law**, as Auctioneer conducting said sale, does hereby GRANT, BARGAIN, SELL AND CONVEY unto the said JACK WHATLEY, the following described property situated in Shelby County, Alabama, to-wit:

See attached Legal Description marked as Exhibit "A"

TO HAVE AND TO HOLD the above described property unto JACK WHATLEY, his successors and assigns forever, subject, however, to the statutory right of redemption on the part of those entitled to redeem as provided by the laws of the State of Alabama.

IN WITNESS WHEREOF, JACK WHATLEY has caused this instrument to be executed by and through **Donna J. Beaulieu, Attorney at law**, as Auctioneer conducting said sale and as attorney in fact, and **Donna J. Beaulieu, Attorney at law**, as Auctioneer conducting said sale has hereto set her hand and seal this the 15th day of day of MARCH, 2002.

Jack Whatley, Mortgagee

By: Donna J. Beaulieu
Donna J. Beaulieu as
Auctioneer and Attorney in Fact.

Donna J. Beaulieu
Donna J. Beaulieu as
Auctioneer conducting said sale.

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned, a Notary Public in and for said County, in said State of Alabama hereby certify that **Donna J. Beaulieu, Attorney at law**, whose name as Auctioneer and Attorney in Fact for **Jack Whatley**, 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, she, in her capacity as such Auctioneer and Attorney in fact, with full authority, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 15th day of March, 2002.

Chauty R Hogg
Notary Public

**MY COMMISSION EXPIRES
4-11-2004**

EXHIBIT 'A'

Inst # 2002-12372

03/15/2002-12372
09:16 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
004 CH 21.00

PARCEL 1:

Commence at the Southwest corner of the Southwest quarter of the Northeast quarter of Section 3, Township 24 North, Range 12 East, Shelby County, Alabama and run thence easterly along the south line of said quarter-quarter a distance of 312.57 feet to the east line of Melton Street in the Town of Montevallo; thence run North 01 degree 24 minutes 44 seconds West a distance of 261.11 feet to a rebar corner; thence run North 01 degrees 01 minute 29 seconds West along said East line of said Melton Street a distance of 390.80 feet to a found property corner and the point of beginning being described; thence run North 01 degrees 35 minutes 03 seconds East along East line of Melton Street a distance of 183.69 feet to a concrete monument corner on the South margin of Alabama Highway No. 25; thence run North 72 degrees 00 minutes 48 seconds East a distance of 51.15 feet to a found concrete monument corner; thence run South 84 degrees 02 minutes 51 seconds East along the South margin of Alabama Highway No. 25 a distance of 90.00 feet to a set rebar corner; thence run South 00 degrees 52 minutes 21 seconds East a distance of 205.39 feet to a found axle corner; thence run North 84 degrees 02 minutes 10 seconds West a distance of 147.17 feet to the point of beginning.

According to the survey of S. M. Allen, dated July 6, 2000.

Inst # 2000-34171

09/28/2000-34171
10:07 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 NEL 12.00