

FORECLOSURE DEED

STATE OF ALABAMA)

Shelby COUNTY)

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, on to-wit: December 9, 1999, Daniel Keith Holcomb and wife, Donna Holcomb Mortgagors, executed a certain mortgage ("Mortgage") to Superior Bank, FSB, said Mortgage being recorded December 29, 1999, Instrument Number 1999-52221 in the Office of the Judge of Probate of Shelby County, Alabama, said mortgage being transferred and assigned to LaSalle Bank National Association, as Indenture Trustee under the Indenture Dated as of 12/01/99, Series 1999-4, said assignment being recorded February 28, 2002, Instrument Number 2002-09796, said assignment being recorded in the Office of the Judge of Probate of Shelby County, Alabama;

WHEREAS, default was made in the payment of the indebtedness secured by said Mortgage, and LaSalle Bank National Association, as Indenture Trustee under the Indenture Dated as of 12/01/99, Series 1999-4, as Assignee of Superior Bank, FSB, as holder, did declare all of the indebtedness secured by the 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 in accordance with the terms thereof, by U.S. Mail and by publication in the Shelby County Reporter, a newspaper published in Shelby County, Alabama, in its issues of March 6, 2002, March 13, 2002, and March 20, 2002;

WHEREAS, on April 4, 2002, 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 LaSalle Bank National Association, as Indenture Trustee under the Indenture Dated as of 12/01/99, Series 1999-4, as Assignee of Superior Bank, FSB, as holder, did offer for sale and sell at public outcry, in front of the Courthouse door, Shelby County, Columbiana, Alabama, the property hereinafter described; and

WHEREAS, the highest and best bid obtained for the property described in the Mortgage was the bid of LaSalle Bank National Association, as Indenture Trustee under the Indenture Dated as of 12/01/99, Series 1999-4, in the amount of Fifty One Thousand Two Hundred Forty Two Dollars and 95/100 (\$51242.95), which sum was offered to be credited on the indebtedness secured by the Mortgage, and said property was thereupon sold to LaSalle Bank National Association, as Indenture Trustee under the Indenture Dated as of 12/01/99, Series 1999-4, as purchaser; and

WHEREAS, Ryan S. Marsteller conducted said sale on behalf of LaSalle Bank National Association, as Indenture Trustee under the Indenture Dated as of 12/01/99, Series 1999-4, as Assignee of Superior Bank, FSB, as holder; and

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WHEREAS, the terms of the Mortgage expressly authorized the person conducting said sale to execute to the purchaser at said sale a deed to the property so purchased;

NOW THEREFORE, in consideration of the premises and the payment of Fifty One Thousand Two Hundred Forty Two Dollars and 95/100 (\$51242.95), Daniel Keith Holcomb and wife, Donna Holcomb, Mortgagors, by and through LaSalle Bank National Association, as Indenture Trustee under the Indenture Dated as of 12/01/99, Series 1999-4, as Assignee of Superior Bank, FSB, as holder, do grant, bargain, sell and convey unto LaSalle Bank National Association, as Indenture Trustee under the Indenture Dated as of 12/01/99, Series 1999-4, the following described real property situated in Shelby County, Alabama to-wit:

See Exhibit "A"

TO HAVE AND TO HOLD, the above described property unto LaSalle Bank National Association, as Indenture Trustee under the Indenture Dated as of 12/01/99, Series 1999-4, their heirs and legal representatives; 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, LaSalle Bank National Association, as Indenture Trustee under the Indenture Dated as of 12/01/99, Series 1999-4, as Assignee of Superior Bank, FSB, as holder, has caused this instrument to be executed by and through Ryan S. Marsteller, as auctioneer conducting said sale for said Mortgagee, and said Ryan S. Marsteller, has hereto set his hand and seal on this 4 day of April, 2002.

By: Daniel Keith Holcomb and wife, Donna Holcomb

By: LaSalle Bank National Association, as Indenture Trustee under the Indenture Dated as of 12/01/99, Series 1999-4

BY: Ryan S. Marsteller
Ryan S. Marsteller
as Attorney in Fact

BY: Ryan S. Marsteller
Ryan S. Marsteller
as Auctioneer

STATE OF ALABAMA)

JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Ryan S. Marsteller whose name as auctioneer and attorney in-fact for the 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 this conveyance, he in his capacity as such auctioneer, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 4 day of April, 2002.

[NOTARIAL SEAL]

Brenda S. Preston
Notary Public

My Commission Expires: 1-19-04

This instrument prepared by:

✓ Ryan S. Marsteller
Duell, Yearout & Spina, P.C.
Suite 450, 1500 Urban Center Drive
Birmingham, Alabama 35242
Telephone: (205) 298-1800
Attorneys for Mortgagee
08000394901

EXHIBIT "A"

COMMENCE AT THE NORTHWEST CORNER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 12, TOWNSHIP 19 SOUTH, RANGE 1 WEST, SHELBY COUNTY, ALABAMA. THENCE NORTH 89 DEGREES, 58 MINUTES, 51 SECONDS WEST 50.00 FEET TO A 5/8" REBAR AND THE POINT OF BEGINNING, THENCE NORTH 43 DEGREES, 59 MINUTES, 29 SECONDS EAST 211.33 FEET TO A 5/8" REBAR, THENCE NORTH 60 DEGREES, 00 MINUTES, 52 SECONDS WEST 160.00 FEET TO A 5/8" REBAR, THENCE NORTH 80 DEGREES, 15 MINUTES, 16 SECONDS WEST 38.53 FEET TO THE SOUTHEAST RIGHT-OF-WAY LINE OF SHELBY COUNTY ROAD NO. 43 AND 5/8" REBAR, THENCE NORTH 44 DEGREES, 25 MINUTES, 21 SECONDS EAST ALONG SAID RIGHT-OF-WAY LINE 44.74 FEET TO A 5/8" THENCE LEAVING SAID RIGHT-OF-WAY LINE SOUTH 60 DEGREES, 00 MINUTES, 52 SECONDS EAST 92.56 FEET TO AN IRON PIN, THENCE SOUTH 0 DEGREES, 17 MINUTES, 31 SECONDS EAST 309.20 FEET TO A 5/8" REBAR, THENCE NORTH 89 DEGREES, 56 MINUTES, 53 SECONDS WEST 169.14 FEET TO A 5/8" REBAR, THENCE NORTH 0 DEGREES, 17 MINUTES 31 SECONDS WEST 134.76 FEET BACK TO THE POINT OF BEGINNING.

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