



This instrument prepared by:
Maggie Browning
Union State Bank
2267 Pelham Parkway
Pelham, Alabama 35124

ASSIGNMENT OF DEED OF TRUST / MORTGAGE

FOR VALUE RECEIVED, the undersigned Union State Bank hereby grants, assigns and transfers to Washington Mutual Bank, FA all beneficial interest in, to and under that certain Deed of Trust / Mortgage dated August 21, 2002, executed by Thomas W. Sinclair and wife, Beth F. Sinclair by Trust to Union State Bank trustee, and recorded in Map Book _____ Page _____ in the Office of the County Recorder of Shelby County, Alabama, covering the following described lands and premises situated in Shelby County, Alabama, to wit:

20020911000437520

Lot 1214, according to the Map of Highland Lakes, 12th Sector, Phase I, and Eddleman Community, as recorded in Map Book 26, page 137, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Together with nonexclusive easement to use the private roadways, Common Area all as more particularly described in the Declaration of Easements and Master Protective Covenants for Highland Lakes, a Residential Subdivision, recorded as Instrument #1994-07111 and amended in Inst. #1996-17543 and amended in Inst. #1999-31095 in the Probate Office of Shelby County, Alabama, and the Declaration of Covenants, Conditions and Restrictions for Highland Lakes, a Residential Subdivision, 12th Sector, Phase I, recorded as Instrument No. 2000-20771 in the Probate Office of Shelby County, Alabama (which, together with all amendments thereto, is hereinafter collectively referred to as, the "Declaration"). Mineral and mining rights excepted.

Together with the note therein described and secured thereby, the money due and to become due thereon with interest, and all rights accrued or to accrue under said Deed of Trust / Mortgage, including the right to have reconveyed, whole or in part, the real property described therein.

Dated this 21st day of August 2002.

Signed in the presence of

Witness

Witness

UNION STATE BANK

By *Martin S. Smith*
Martin S. Smith
Assistant Vice President

STATE OF Alabama

COUNTY OF Shelby

On the 21st day of August 2002, personally appeared before me, is Martin S. Smith who, being by me duly sworn did say that he is Assistant Vice President of Union State Bank that the above and foregoing instrument was signed in behalf of said corporation by authority of a resolution of its Board of Directors, or its by-laws, and said of Union State Bank acknowledge to me that said corporation executed the same.

Notary Public: *Elizabeth Leigh Sitwell*
Residing at: _____
My Commission Expires: _____
NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: Feb. 23, 2003
BONDED THRU NOTARY PUBLIC UNDERWRITERS

CLAYTON T. SWEENEY, ATTORNEY AT LAW