

MORTGAGE FORECLOSURE DEED

STATE OF ALABAMA)
COUNTY OF SHELBY)

Derek J. Bloodworth
0004232401

KNOW ALL MEN BY THESE PRESENTS: That, Derek J. Bloodworth and Allison C. Bloodworth, husband and wife did, on to-wit, on October 24, 1996, execute a mortgage to SouthEastern Mortgage of Alabama, L.L.C., which mortgage is recorded in Instrument #1996-37149; said mortgage was duly transferred and assigned to Union Planters National Bank by instrument recorded in Instrument #1996-37150 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 Union Planters Bank N.A. f/k/a Union Planters National Bank 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 The Shelby County Reporter, a newspaper of general circulation published in Shelby County, Alabama, in its issues of August 14, 21, 28, 2002; and

WHEREAS, on the September 11, 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 Union Planters Bank N.A. f/k/a Union Planters National Bank 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 Union Planters Bank N.A. f/k/a Union Planters National Bank, in the amount of Sixty-Eight Thousand One Hundred Sixty-Four And 99/100ths (\$68,164.99), which sum the said Union Planters Bank N.A. f/k/a Union Planters National Bank offered to credit on the indebtedness secured by said mortgage, and said property was thereupon sold to the said Union Planters Bank N.A. f/k/a Union Planters National Bank; and

WHEREAS, said mortgage expressly authorized the mortgagee to bid at the sale and purchase said property, if 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 Sixty-Eight Thousand One Hundred Sixty-Four And 99/100ths (\$68,164.99), cash, the said Derek J. Bloodworth and Allison C. Bloodworth, husband and wife, acting by and through the said Union Planters Bank N.A. f/k/a Union Planters National Bank, by KIM VANDEGRIF, as auctioneer and the person conducting the said sale for the Mortgagee or Transferee of Mortgagee, and the said Union Planters Bank N.A. f/k/a Union Planters National Bank, by KIM VANDEGRIF, as said auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgagee, and KIM VANDEGRIF, as said auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgagee, do hereby grant, bargain, sell and convey unto Union Planters Bank N.A. f/k/a Union Planters National Bank, the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 20, According to the Survey of Kingwood Townhomes- Phase Three, as recorded in Map Book 20, Page 91, in the Probate Office of Shelby County, Alabama.

TO HAVE AND TO HOLD THE above described property unto Union Planters Bank N.A. f/k/a Union Planters National Bank, 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 Union Planters Bank N.A. f/k/a Union Planters National Bank, has caused this instrument to be executed by KIM VANDEGRIFF, as auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgagee, and in witness whereof the said KIM VANDEGRIFF, has executed this instrument in his capacity as such auctioneer on this the September 11, 2002.

Derek J. Bloodsworth and Allison C. Bloodsworth, husband and wife
Mortgagors

By Union Planters Bank N.A. f/k/a Union Planters National Bank
Mortgagee or Transferee of Mortgagee

By Kim Vandegriff
KIM VANDEGRIFF, as Auctioneer and the person conducting
said sale for the Mortgagee or Transferee of Mortgagee

Union Planters Bank N.A. f/k/a Union Planters National Bank
Mortgagee or Transferee of Mortgagee

By Kim Vandegriff
KIM VANDEGRIFF, as Auctioneer and the person conducting
said sale for the Mortgagee or Transferee of Mortgagee

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KIM VANDEGRIFF, as Auctioneer and the person conducting
said 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 KIM VANDEGRIFF, 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, in his 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 hand and official seal this September 11, 2002.

MY COMMISSION EXPIRES:

Deborah L. Horton
NOTARY PUBLIC

Instrument prepared by:
CHALICE E. TUCKER
SHAPIRO & TUCKER, L.L.P.
2107 5th Avenue North Suite 500
Birmingham, Alabama 35203
02-1677

GRANTEE'S ADDRESS
1900 Charles Bryan Ax2
Cordova, TN 38016

MY COMMISSION EXPIRES
3-28-2004