

STATE OF ALABAMA)
COUNTY OF SHELBY)

MORTGAGE FORECLOSURE DEED

KNOW ALL MEN BY THESE PRESENTS, That, whereas, hereto on, to-wit: On the 18th day of September, 2000, LEONARD T. JOHNSON and JANE' S. JOHNSON, husband and wife, executed that certain Mortgage to FIRST NATIONAL BANK OF SHELBY COUNTY said Mortgage being recorded in the Office of the Judge of Probate of Shelby County, Alabama, on the 19th day of September, 2000, in Instrument No.: 2000-32878, 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 SHELBY County, Alabama, after giving notice of 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 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 mortgagee 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 November 10, 17 and 24, 2004, and;

WHEREAS, on December 16, 2004, the day on 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 JAMES G. HENDERSON was the Auctioneer who conducted said sale for FIRST NATIONAL BANK OF SHELBY COUNTY, and;

WHEREAS, the highest and best bid for the property described in the aforementioned Mortgage was the bid of FIRST NATIONAL BANK OF SHELBY COUNTY in the amount of Twenty-Seven Thousand Five Hundred Dollars (\$27,500.00), which sum of money FIRST NATIONAL BANK OF SHELBY COUNTY offered to credit on the indebtedness secured by said mortgage and said property was thereupon sold to FIRST NATIONAL BANK OF SHELBY COUNTY, and;

NOW, THEREFORE, in consideration of the premises and of a credit in the amount of Twenty-Seven Thousand Five Hundred Dollars (\$27,500.00) on the indebtedness secured by said mortgage, the said FIRST NATIONAL BANK OF SHELBY COUNTY, by and through JAMES G. HENDERSON, as Auctioneer conducting said sale and as Attorney-In-fact for FIRST NATIONAL BANK OF SHELBY COUNTY, and the said JAMES G. HENDERSON, as the Auctioneer conducting said sale, does hereby GRANT, BARGAIN, SELL, AND CONVEY unto the said FIRST NATIONAL BANK OF SHELBY COUNTY the following properties situated in SHELBY County, Alabama, to-wit:

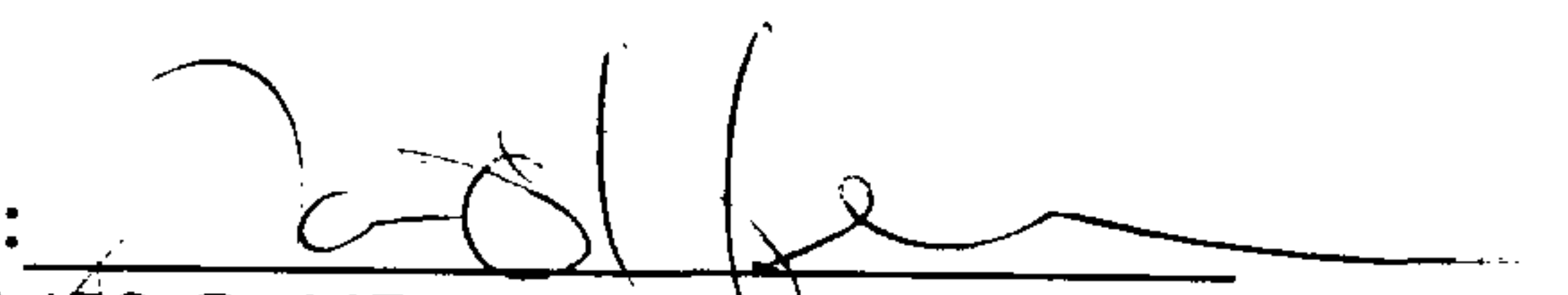
A parcel of land in the E ½ of the NW 1/4 of Section 9, Township 20 South, Range 1 East Shelby County, Alabama, described as follows: Commence at the SE corner of the SE 1/4 of the NW 1/4 of Section 9, Township 20 South, Range 1 East; thence run west along said 1/4 - 1/4 line a distance of 206.20 feet; thence turn an angle of 79 deg. 32 min. 27 sec. right and run a distance of 650.36 feet to the point of beginning; thence continue along last described course a distance of 762.80 feet; thence turn an angle of 79 deg. 27 min. 40 sec. left and run a distance of 530.09 feet to the centerline of Yellow Leaf Creek; thence turn an angle of 73 deg. 08 min. 31 sec. left and run a distance of 234.92 feet along said centerline; thence turn an angle of 03 deg. 20 min. 28 sec. left and run a distance of 224.78 feet along said centerline; thence turn an angle of 01 deg. 53 min. 31 sec. left and run a distance of 313.20 feet along said centerline; thence turn an angle of 101 deg. 37 min. 36 sec. left and run a distance of 852.37 feet to the point of beginning; being situated in Shelby County, Alabama.

TO HAVE AND TO HOLD the above described property unto FIRST NATIONAL BANK OF SHELBY COUNTY, and its 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, FIRST NATIONAL BANK OF SHELBY COUNTY has caused this instrument to be executed by and through JAMES G. HENDERSON, as Auctioneer conducting said sale, and as Attorney-In-Fact, and JAMES G. HENDERSON as Auctioneer conducting said sale, has hereto set his hand and seal on this the 16th day of December, 2004.

FIRST NATIONAL BANK OF SHELBY COUNTY

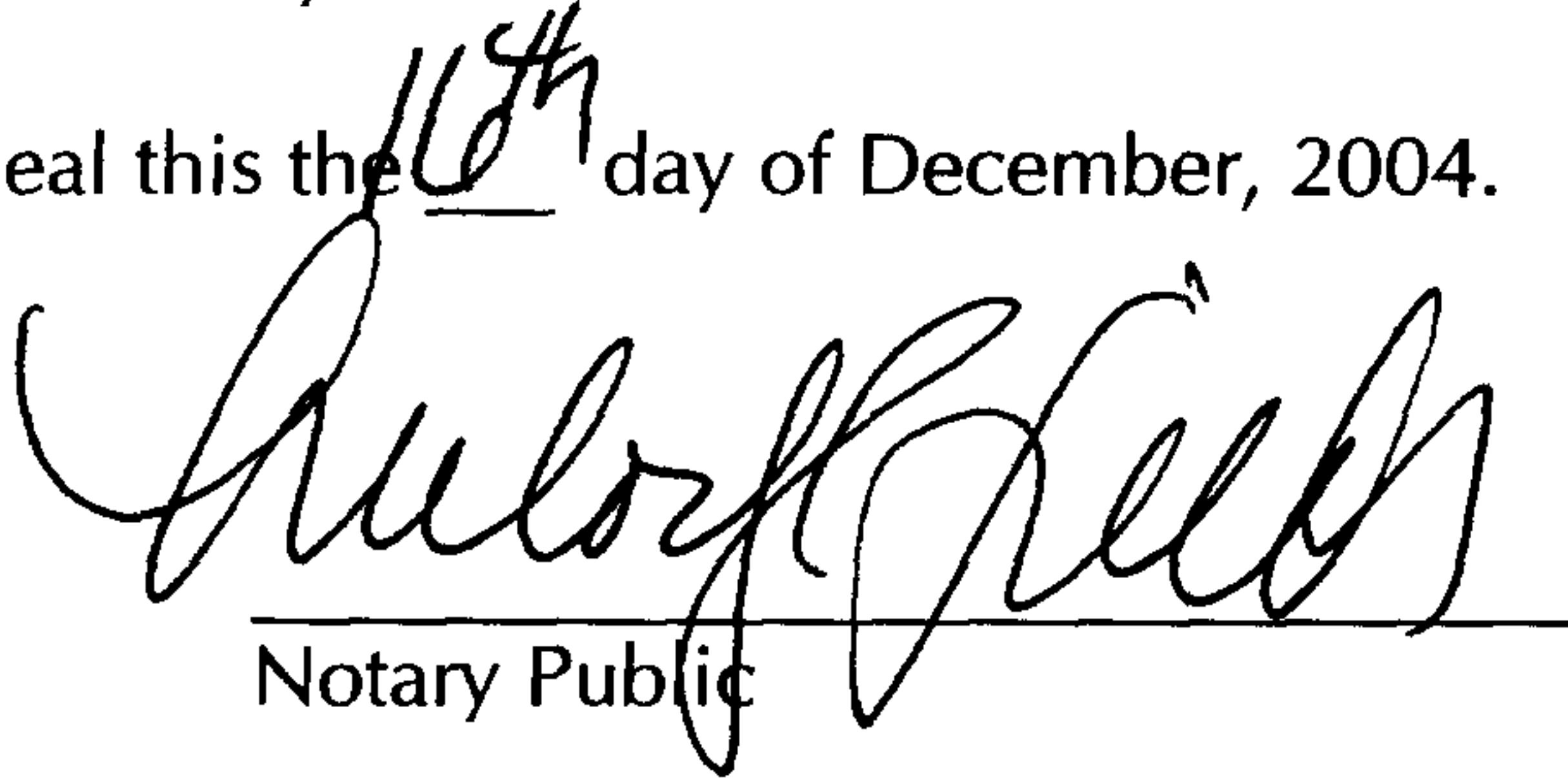
By: 
JAMES G. HENDERSON
Attorney-In-Fact and Auctioneer.

By: 
JAMES G. HENDERSON
Auctioneer conducting said sale.

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that JAMES G. HENDERSON whose name as Auctioneer and Attorney-In-Fact for FIRST NATIONAL BANK OF SHELBY COUNTY, 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 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 16th day of December, 2004.



Notary Public

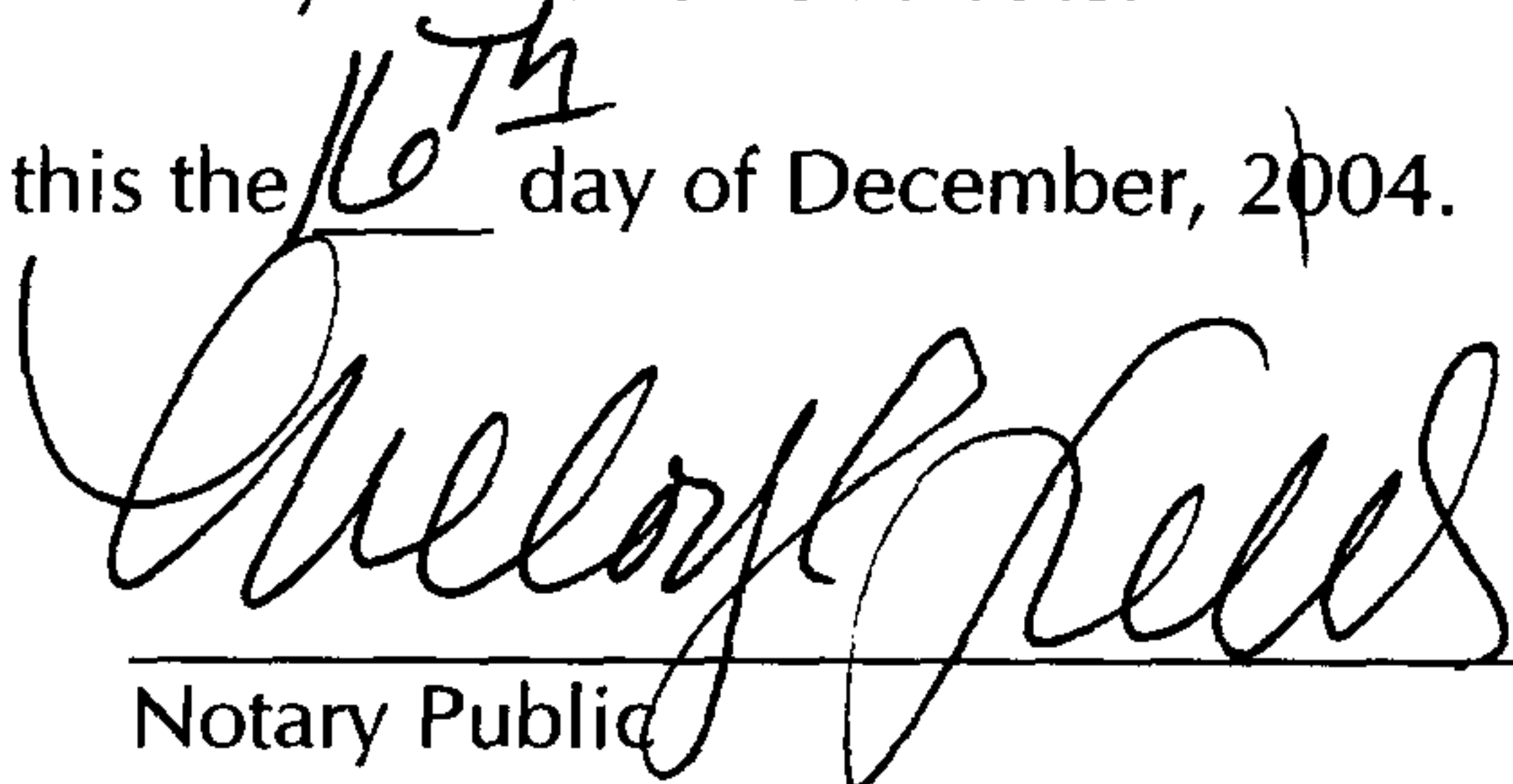
SEAL

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: Feb 28, 2007
BONDED THRU NOTARY PUBLIC UNDERWRITERS

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned, being a Notary Public in and for said County, in said State, do hereby certify that JAMES G. HENDERSON, whose name as Auctioneer 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 said conveyance, he, in his capacity as Auctioneer, executed the same voluntarily and with full authority on the day the same bears date.

Given under my hand and official seal this the 16th day of December, 2004.



Notary Public

SEAL

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: Feb 28, 2007
BONDED THRU NOTARY PUBLIC UNDERWRITERS

This instrument prepared by:
James G. Henderson
800 Financial Center
505 North 20th Street
Birmingham, AL 35203-2605
(205) 328-9190