

PREPARED BY: DAVID VANBUSKIRK

MORRIS, SCHNEIDER & PRIOR, L.L.C.

1587 Northeast Expressway

Atlanta, GA 30329

(770) 234-9181



20050506000217050 1/2 \$15.00
Shelby Cnty Judge of Probate, AL
05/06/2005 09:00:34AM FILED/CERT

STATE OF ALABAMA
COUNTY OF SHELBY

MORTGAGE FORECLOSURE DEED

KNOW ALL MEN BY THESE PRESENTS, That:

WHEREAS, heretofore on October 2, 2002, **Tami Pickett, a married woman and Johnny B Pickett, a married man, Wife and Husband, Party of the First Part**, executed a certain mortgage to **ABN Amro Mortgage Group, Inc.**, which said mortgage is recorded in Instrument No. 20021022000517930, in the Office of the Judge of Probate of Shelby County, Alabama; and

WHEREAS, default in the payment of the indebtedness secured by said mortgage, and ABN Amro Mortgage Group, Inc. 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 publication in the Shelby County Reporter, a newspaper of general circulation in Shelby County, Alabama, in its issues of 04/07/05, 04/14/05, 04/21/05; and

WHEREAS, on April 28, 2005, the day on which the foreclosure sale was due to be held under the terms of said notice, during the legal hours of sale, said foreclosure was duly and properly conducted and the person conducting the sale on behalf of the mortgagee did offer for sale and sell a public outcry, in front of the main entrance of the Courthouse, Shelby County, Alabama, the property hereinafter described; and

WHEREAS, the highest and best bid obtained for the property described in the aforementioned mortgage was the bid of ABN Amro Mortgage Group, Inc. in the amount of **TWO HUNDRED EIGHTY-EIGHT THOUSAND THIRTEEN AND 28/100 DOLLARS (\$ 288,013.28)**; which the person conducting the sale on behalf of the mortgagee offered to credit on the indebtedness secured by said mortgage, and said property was thereupon sold to ABN Amro Mortgage Group, Inc.; and

WHEREAS, James Greer, Esq., conducted said sale and acted as auctioneer thereat, under and pursuant to an appointment as such by the Party of the Second Part; and

WHEREAS, said mortgage expressly authorized the mortgagee or auctioneer or any 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 credit of **TWO HUNDRED EIGHTY-EIGHT THOUSAND THIRTEEN AND 28/100 DOLLARS (\$ 288,013.28)**, on the indebtedness secured by said mortgage, the parties of the First Part and the Party of the Second Part, both acting by and through the undersigned as their duly constituted and appointed attorney-in-fact and auctioneer at said sale, do hereby grant, bargain, sell and convey unto ABN Amro Mortgage Group, Inc., and its successors and assigns, the following described real property, situated in Shelby County, Alabama, to-wit:

A part of the Southwest quarter Section 8, Township 24 North, Range 13 East, Shelby County, Alabama, more particularly described as follows: Commence at the Southwest corner of said Section 8; thence run South 89 degrees 38 minutes 04 seconds East along the South line of said Section 8 a distance of 359.57 feet to the Point of Beginning; thence run North 10 degrees 34 minutes 56 seconds West a distance of 201.36 feet; thence run North 78 degrees 49 minutes 31 seconds East a distance of 209.53 feet; thence run South 16 degrees 15 minutes 54 seconds East a distance of 250.08 feet to the South line of said Section 8; thence run North 89 degrees 38 minutes 04 seconds West along said South line a distance of 238.62 feet to the Point of Beginning.

SOURCE OF TITLE: Instrument No. 2001-11075

TO HAVE AND TO HOLD the above described property unto ABN Amro Mortgage Group, Inc., 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; also subject to ad valorem taxes, easements and/or restrictions of record, prior liens and/or assessments of record.

IN WITNESS WHEREOF, Tami Pickett, a married woman and Johnny B Pickett, a married man, Wife and Husband and ABN Amro Mortgage Group, Inc. have set their hands and seals by their said attorney-in-fact and auctioneer at said sale on the 28 day of April, 2005.

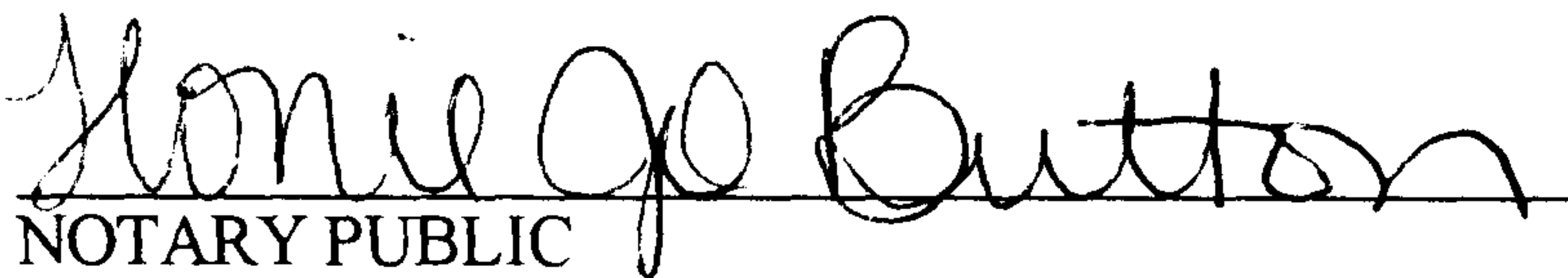
BY:

AS: Auctioneer and Attorney-in-fact

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that James Greer, Esq., whose name as attorney-in-fact and auctioneer for Tami Pickett, a married woman and Johnny B Pickett, a married man, Wife and Husband and ABN Amro Mortgage Group, Inc., 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/she, in his/her capacity as such attorney-in-fact, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 28 day of April, 2005.


NOTARY PUBLIC

My Commission Expires:

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: Oct 23, 2008
BONDED THRU NOTARY PUBLIC UNDERWRITERS

Grantee Name / Send tax notice to:
ABN-AMRO Mortgage Group, Inc.
ATTN: Michelle Barata
7159 Corklan Drive
Jacksonville, FL 32258