20060329000146100 1/4 $25.00
Shelby Cnty Judge of Probate,AL
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STATE OF ALABAMA)
) MORTGAGE FORECLOSURE DEED
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS

THAT, WHEREAS, heretofore, on to-wit, 12th day of November, 2003, William G. Wood (also known as William Gregory Wood) and wife, Pamela K. Wood (also known as Pamela Kay Wood) and Wood Discount Pharmacy, Inc. executed a certain mortgage on property hereinafter described to First National Bank of Shelby County, which said mortgage is recorded in Instrument# 20031113000749590 Pg 1/13 in the Office of the Probate Judge in Shelby County, Alabama; and

WHEREAS, in and by said mortgage, the mortgagee, its successors or assigns, were authorized and empowered in the event of default, according to the terms thereof, to sell said property before the Courthouse door in the City of Columbiana, Shelby County, Alabama, after giving notice of the 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 the proper conveyance 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 therefor; and

WHEREAS, default was made in the payment of the indebtedness secured by said mortgage, and the same First National Bank of Shelby County 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 foreclosure of a said mortgage, by U. S. Mail and by publication in the *The Shelby County Reporter*, a newspaper of general circulation, published in Shelby County, Alabama, in its issues of March 8, March 15, and March 22, 2006.

WHEREAS, on the 29th day of March, 2006, the day on which said foreclosure sale 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 Burt W. Newsome as Attorney-in-Fact for the said First National Bank of Shelby County did offer for sale and sell at public outcry, at the Courthouse in Shelby County, Alabama, the property hereinafter described; and

WHEREAS, Burt W. Newsome was the Auctioneer who conducted said foreclosure sale for the said First National Bank of Shelby County; and

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WHEREAS, the said First National Bank of Shelby County was the highest bidder in the amount of One Million Seven Hundred Thousand and 00/100 Dollars ($1,700,000.00), which sum of money First National Bank of Shelby County offered to apply to the costs of foreclosure and then to the remaining balance on the indebtedness secured by said mortgage, and said property was thereupon sold to First National Bank of Shelby County.

NOW, THEREFORE, IN CONSIDERATION OF THE PREMISES, and the amount of One Million Seven Hundred Thousand and 00/100 Dollars ($1,700,000.00), the said William G. Wood, Pamela K. Wood and Wood Discount Pharmacy, Inc., and First National Bank of Shelby County by and through Burt W. Newsome, the person acting as auctioneer and conducting said sale as their duly authorized agent and Attorney-in-Fact and Auctioneer does hereby GRANT, BARGAIN, SELL AND CONVEY unto the said First National Bank of Shelby County AS IS, WHERE IS, the following described property situated in Shelby County, Alabama, to-wit:

> A parcel of land in the E ½ of the SW ¼ of Section 11, Township 21 South, Range 3 West, Shelby County, Alabama, more particularly described as follows: Commence at the SW corner of Section 11, Township 21 South, Range 3 West, Shelby County, Alabama and run thence South 89 degrees 48 minutes 58 seconds East along the said South line of said Section 11 a distance of 1312.15 feet to a point; thence run North 24 degrees 26 minutes 03 seconds East a distance of 1267.80 feet to a point; thence run North 66 degrees 12 minutes 41 seconds West a distance of 275.07 feet to a point; thence run North 23 degrees 47 minutes 19 seconds East a distance of 25.0 feet to a rebar corner and the point of beginning of the parcel being described; thence run North 23 degrees 47 minutes 19 seconds East a distance of 200.75 feet to a rebar corner; thence run South 68 degrees 18 minutes 53 seconds East a distance of 194.35 feet to a rebar corner on the Westerly line of a cul-de-sac circle having a central angle of 66 degrees 29 minutes 36 seconds and a radius of 50.0 feet; thence run Southeasterly along the arc of said cul-de-sac an arc distance of 58.03 feet to the PRC of a curve to the right having a central angle of 70 degrees 58 minutes 12 seconds and a radius of 25.0 feet; thence run along the arc of said cul-de-sac curve an arc distance of 30.97 feet to a rebar corner on the PC of a curve to the right having a central angle of 01 degree 27 minutes 39 seconds and a radius of 4610.00 feet; thence run South Southwesterly along the arc of said curve an arc distance of 117.53 feet to a rebar corner at the P.C. of a curve to the right having a central angle of 90 degrees 37 minutes 29 seconds and a radius of 25.0 feet; thence run Southwesterly along the arc of said curve an arc distance of 39.54 feet to the PT of said curve, thence run North 66 degrees 12 minutes 41 seconds West a distance of 224.80 feet to the point of beginning, being situated in Shelby County, Alabama.
>
> Also, a non-exclusive easement to the 50 foot wide parallel access street(s) lying adjacent to the above described property and Highway #119 as shown on the survey by Joseph E. Conn, Jr. dated 12-11-00.

SUBJECT TO: I: taxes due and payable October 1, 2003; ii) easement to Plantation Pipeline as shown by instrument recorded in Deed Book 112, page 281, iii) easement to City of Alabaster as shown by instrument 1996-33520; iv) easement to AT&T Co., as set out in Deed Book 213, page 992; v) rights of others to the use of the non-exclusive 50 foot parallel access street as set out in Instrument 2002-12556, and vi) mineral and mining rights not owned by Mortgagor.

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Together with the hereditaments and appurtenances thereunto belonging and all fixtures now attached to and used in connection with the premises herein described, subject to right of way easements and restrictions of record in the Probate Office of Shelby County, Alabama, and existing special assessments, if any, which might adversely affect the title to the above described property.

TO HAVE AND TO HOLD the above described property unto the said First National Bank of Shelby County, /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 and the United States of America.

IN WITNESS WHEREOF, the said William G. Wood, Pamela K. Wood, and Wood Discount Pharmacy, Inc., and First National Bank of Shelby County has caused this instrument to be executed by and through Burt W. Newsome, as Auctioneer conducting said sale and as Attorney-in-Fact for all parties separately, and Burt W. Newsome has hereto set his hand and seal on this the 29th day of March, 2006.

William G. Wood
Pamela K. Wood
Wood Discount Pharmacy, Inc.

BY: _____
Burt W. Newsome
Attorney-in-Fact

FIRST NATIONAL BANK OF SHELBY COUNTY

BY: _____
Burt W. Newsome
as Attorney-In-Fact and Agent

BY: _____
Burt W. Newsome as the Auctioneer
and person making said sale

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STATE OF ALABAMA

TUSCALOOSA COUNTY

I, the undersigned, a Notary Public in and for said County, in said State of Alabama, hereby certify that Burt W. Newsome whose name as Attorney-in-Fact for William G. Wood, Pamela K. Wood, and Wood Discount Pharmacy, Inc., whose name as Attorney-in-Fact and agent for First National Bank of Shelby County is signed to the foregoing conveyance and whose name as Auctioneer and person making said sale, 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 Attorney-in-Fact, agent, and as such Auctioneer executed the same voluntarily on the day the same bears date.

GIVEN under my hand and official seal this the 29th day of March 2006.

Notary Public in and for
the State of Alabama at Large

My Commission Expires 1-9-08

THIS INSTRUMENT PREPARED BY:
BURT W. NEWSOME
NELSON, DORROH & NEWSOME, L.L.C.
ATTORNEYS AT LAW
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