MORTGAGE FORECLOSURE DEED

STATE OF ALABAMA)
COUNTY OF SHELBY)

Daniel E. Longstreth 9000203327

KNOW ALL MEN BY THESE PRESENTS: That Daniel E. Longstreth and Julie Ann Longstreth, As Husband and Wife did, on to-wit, the April 9, 2003, execute a mortgage to First Indiana Bank, N.A., which mortgage is recorded in Instrument # 20030422000248580; said mortgage was transferred and assigned to Mortgage Electronic Registration Systems, Inc. as recorded in Instrument # 20050523000249690; further transferred and assigned to PB Reit, Inc. as recorded in Instrument # 20060605000264180 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 PB Reit, Inc. 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 June 7, 14, 21, 2006; and

WHEREAS, the highest and best bid for cash obtained for the property described in the aforementioned mortgage was the bid of PB Reit, Inc., in the amount of Ninety-Three Thousand Eight Hundred Forty-One Dollars and No Cents (\$93,841.00), which sum the said PB Reit, Inc. offered to credit on the indebtedness secured by said mortgage, and said property was thereupon sold to the said PB Reit, Inc.; 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 Ninety-Three Thousand Eight Hundred Forty-One Dollars and No Cents (\$93,841.00), cash, the said Daniel E. Longstreth and Julie Ann Longstreth, As Husband and Wife, acting by and through the said PB Reit, Inc., by MICHAEL ATCHISON, as auctioneer and the person conducting the said sale for the Mortgagee or Transferee of Mortgagee, and the said PB Reit, Inc., by MICHAEL ATCHISON, as said auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgagee, and MICHAEL ATCHISON, as said auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgagee, do hereby grant, bargain, sell and convey unto PB Reit, Inc., the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 21, according to the Survey of Meriweather, Section 1, As Recorded in Map Book 24, Page 46, in the Probate Office of Shelby County, Alabama, being situated in Shelby County, Alabama.

TO HAVE AND TO HOLD THE above described property unto PB Reit, Inc., 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 PB Reit, Inc., has caused this instrument to be executed by MICHAEL ATCHISON, as auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgagee and in witness whereof the said MICHAEL ATCHISON, has executed this instrument in his capacity as such auctioneer on this the June 27, 2006.

Daniel E. Longstreth and Julie Ann Longstreth, As Husband and Wife Mortgagors

PB Reit, Inc.

Mortgagee or Transferee of Mortgagee

MICHAEL ATCHISON, as Auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgagee

PB Reit, Inc.

Mortgagee or Transferee of Mortgagee

sale for the Mortgagee or Transferee of Mortgagee

MICHAEL ATCHISON, 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 MICHAEL ATCHISON, 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 June 27, 2006.

MY COMMISSION EXPIRES: / 6/6/08

Instrument prepared by: CHALICE E. TUCKER SHAPIRO & TUCKER, L.L.P. 651 Beacon Parkway West, Suite 115 Birmingham, Alabama 35209 06-0465

GRANTEE'S ADDRESS

Everhome Mortgage Company F/K/A Alliance

Mortgage Company

c/o Fidelity National Foreclosure Solutions

1270 Northland Dr, Ste 200

Mendota Heights, Minnesota 55120

20060713000337970 2/2 \$19.00 Shelby Cnty Judge of Probate, AL 07/13/2006 01:32:28PM FILED/CERT