

THIS INSTRUMENT WAS PREPARED BY:

James C. Reilly, Esq.
2000 SouthBridge Parkway
Suite 500
Birmingham, AL 35209

SEND TAX NOTICES TO:

DPC Ventures, LLC
c/o Cardinal Ventures, Inc.
602 Steed Road, Suite 100
Ridgeland, MS 39157

STATE OF ALABAMA)
SHELBY COUNTY)

FORECLOSURE DEED

KNOW ALL MEN BY THESE PRESENTS, That whereas heretofore on July 13, 2004, J. Harris Corporation, an Alabama corporation, executed a certain mortgage on the property hereinafter described to AmSouth Bank, which said mortgage was recorded in the Office of the Judge of Probate of Shelby County, Alabama, in Instrument Number 20040716000394730, and subsequently transferred and assigned to DPC Ventures, LLC, a Mississippi limited liability company, as instrument recorded in Instrument Number 20090605000215640, aforesaid records; and

WHEREAS, in and by said mortgage the mortgage 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 Shelby County Courthouse door in the City of Columbiana, Alabama, after giving notice of the time, place and terms of said sale in some newspaper published in said city by publication once a week for three 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 DPC Ventures, LLC, a Mississippi limited liability company, 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 by publication in the Shelby County Reporter, a newspaper published in Shelby County, Alabama, and of general circulation in Shelby County, Alabama, in its issues of July 1, 8, and 15, 2009; and

WHEREAS, on July 30, 2009, 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 DPC Ventures, LLC, a Mississippi limited liability company, did offer for sale and sell at public outcry in front of the Shelby County Courthouse in the City of Columbiana, Alabama, the property hereinafter described; and

WHEREAS, James C. Reilly was the auctioneer who conducted said foreclosure sale and was the person conducting said sale for the said DPC Ventures, LLC, a Mississippi limited liability company; and

WHEREAS the highest and best bid for the property described in the aforementioned mortgage was the bid of DPC Ventures, LLC, a Mississippi limited liability company, in the amount of Twenty Two Thousand Dollars and No Cents (\$22,000.00), which sum of money DPC Ventures, LLC, a Mississippi limited liability company, offered to credit on the indebtedness secured by said mortgage, and the said DPC Ventures, LLC, a Mississippi limited liability company, by and through James C. Reilly, as auctioneer conducting said sale and as attorney-in-fact for DPC Ventures, LLC, a Mississippi limited liability company, does hereby GRANT, BARGAIN, SELL AND CONVEY unto the said DPC Ventures, LLC, a Mississippi limited liability company, the following described property situated in Shelby County, Alabama, to-wit:

Lot 47, according to the Survey of Cameron Woods, 3rd Addition, as recorded in Map Book 33, Page 30, in the Probate Office of Shelby County, Alabama.

This conveyance is made subject to the following:

1. Any lien for ad valorem taxes already due and payable or due any subsequent year but not yet payable.
2. All other easements, liens, encumbrances, restrictions, rights-of-way, any reservations of mineral rights, and other matters of record in the Probate Office of Shelby County, Alabama, together with any deficiencies in quantity of land, easements, discrepancies as to boundary lines, overlaps, etc., which would be disclosed by a true and accurate survey of the property conveyed herein.



20090803000296740 2/2 \$17.00
Shelby Cnty Judge of Probate, AL
08/03/2009 02:51:07 PM FILED/CERT

TO HAVE AND TO HOLD the above described property to DPC Ventures, LLC, a Mississippi limited liability company, and its successors and assigns; 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, J. Harris Corporation, an Alabama corporation, and DPC Ventures, LLC, a Mississippi limited liability company, have caused this instrument to be executed by and through James C. Reilly, as auctioneer conducting said sale and as their attorney-in-fact, and James C. Reilly, as auctioneer conducting said sale, has hereto set his hand and seal on this the 30th day of July, 2009.

J. HARRIS DEVELOPMENT CORPORATION

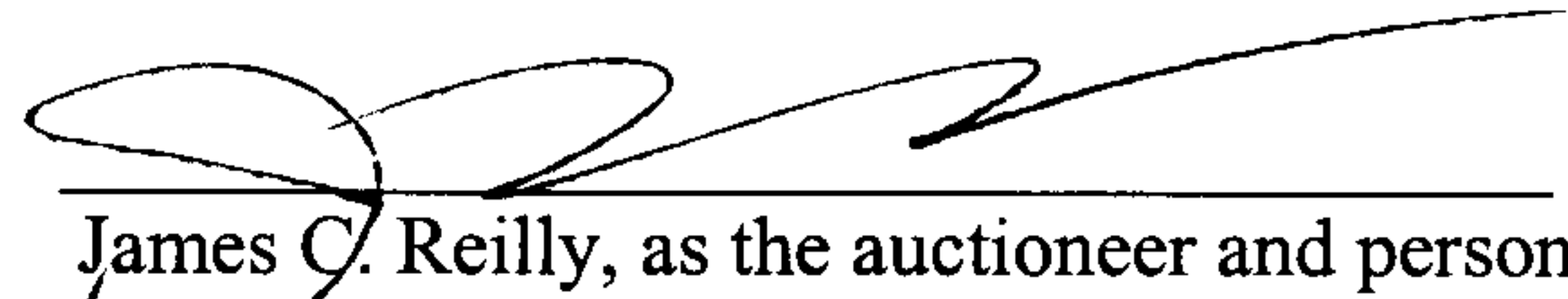
By: 

James C. Reilly, attorney-in-fact

DPC VENTURES, LLC

By: 

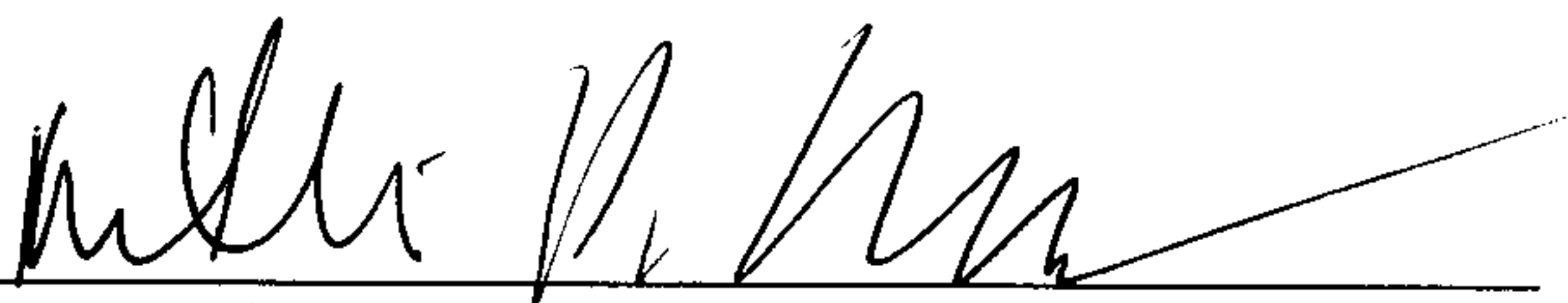
James C. Reilly, as attorney-in-fact


James C. Reilly, as the auctioneer and person making said sale

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned authority, a Notary Public in and fore said County and in said State, do hereby certify that James C. Reilly, whose name as attorney-in-fact for J. Harris Corporation, an Alabama corporation; whose name as attorney-in-fact and agent for DPC Ventures, LLC, a Mississippi limited liability company; and whose name as auctioneer and person making said sale, 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 such attorney-in-fact, and as such auctioneer, executed the same voluntarily on the day the same bears date.

GIVEN under my hand, this 30th day of July, 2009.



Notary Public

My Commission Expires: 12/01/2012

