

MORTGAGE FORECLOSURE DEED


20091009000382520 1/2 \$19.00
Shelby Cnty Judge of Probate, AL
10/09/2009 09:40:39 AM FILED/CERT

STATE OF ALABAMA)
COUNTY OF Shelby)

Loan # 407299663
MAP#09-0086

KNOW ALL MEN BY THESE PRESENTS: That, Danny E. Shrader and Melissa D. Shrader, husband and wife did, on to-wit: the 9th day of February, 2006 execute a mortgage to Mortgage Electronic Registration Systems, Inc., as nominee for Acoustic Home Loans, LLC , which mortgage is recorded in Instrument Number 20060330000148140 ; said mortgage transferred and assigned to U.S. Bank National Association, as trustee, on behalf of the holders of the Home Equity Asset Trust 2006-5 Home Equity Pass-Through Certificates, Series 2006-5 in instrument number 20090916000353350 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 U.S. Bank National Association, as trustee, on behalf of the holders of the Home Equity Asset Trust 2006-5 Home Equity Pass-Through Certificates, Series 2006-5 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 Shelby County Reporter, a newspaper of general circulation published in Shelby County, Alabama, in its issues of April 22, April 29 and May 6, 2009; and

WHEREAS, on the 19th day of May, 2009, the day on which the foreclosure sale was due to be held under the terms of said notice, between the legal hours of sale, said foreclosure sale was duly and properly continued to the 9th day of June, 2009 by public announcement at the main entrance of the Shelby County Courthouse, Columbiana, Alabama. U.S. Bank National Association, as trustee, on behalf of the holders of the Home Equity Asset Trust 2006-5 Home Equity Pass-Through Certificates, Series 2006-5 did give due and proper notice of continuation of the Mortgage Foreclosure Sale by publication in Shelby County Reporter, a newspaper of general circulation published in Mobile County, Alabama, in its issues of May 27, 2009; and

WHEREAS, on the 9th day of June, 2009, the day on which the foreclosure sale was due to be held under the terms of said notice, between the legal hours of sale, said foreclosure sale was duly and properly conducted, and U.S. Bank National Association, as trustee, on behalf of the holders of the Home Equity Asset Trust 2006-5 Home Equity Pass-Through Certificates, Series 2006-5 did offer for sale and did sell at public outcry, in front of the courthouse door of the Shelby County, Alabama, Courthouse in the City of Columbiana, Alabama, the property hereinafter, described; and

WHEREAS, the highest and best bid for cash obtained for the property described in the aforementioned mortgage was the bid of U.S. Bank National Association, as trustee, on behalf of the holders of the Home Equity Asset Trust 2006-5 Home Equity Pass-Through Certificates, Series 2006-5 in the amount of **One Hundred Twenty Nine Thousand Nine Hundred Ninety Nine and 82/100ths Dollars (\$129,999.82)**, which sum the said U.S. Bank National Association, as trustee, on behalf of the holders of the Home Equity Asset Trust 2006-5 Home Equity Pass-Through Certificates, Series 2006-5 offered to credit on the indebtedness secured by said mortgage, and said property was thereupon sold to the said U.S. Bank National Association, as trustee, on behalf of the holders of the Home Equity Asset Trust 2006-5 Home Equity Pass-Through Certificates, Series 2006-5 ; and

WHEREAS, said mortgage expressly authorized the mortgagee to bid at the sale and purchase said property, 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 **One Hundred Twenty Nine Thousand Nine Hundred Ninety Nine and 82/100ths Dollars (\$129,999.82)**, cash, the said Danny E. Shrader and Melissa D. Shrader, husband and wife, acting by and through the said U.S. Bank National Association, as trustee, on behalf of the holders of the Home Equity Asset Trust 2006-5 Home Equity Pass-Through Certificates, Series 2006-5 by Samuel T. Robino Jr. , as auctioneer and the person conducting the said sale for the Mortgagee or Transferee or Mortgagee, and the said U.S. Bank National Association, as trustee, on behalf of the holders of the Home Equity Asset Trust 2006-5 Home Equity Pass-Through Certificates, Series 2006-5 , by Samuel T. Robino Jr. , as said auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgagee, and Samuel T. Robino Jr. , as said auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgagee, do hereby grant, bargain, sell and convey unto U.S. Bank National Association, as trustee, on behalf of the holders of the Home Equity Asset Trust 2006-5 Home Equity Pass-Through Certificates, Series 2006-5 the following described real estate situated in Shelby County, Alabama to wit:

LOT 22, BLOCK 3, ACCORDING TO THE SURVEY OF PLANTATION SOUTH, THIRD SECTOR, PHASE V, AS RECORDED IN MAP BOOK 17, PAGE 85, IN THE OFFICE OF THE JUDGE OF PROBATE OF SHELBY COUNTY, ALABAMA.

Property being sold "AS IS". Property is subject to any title deficiencies. No representation is made as to the title to the subject property.

TO HAVE AND TO HOLD THE above described property unto U.S. Bank National Association, as trustee, on behalf of the holders of the Home Equity Asset Trust 2006-5 Home Equity Pass-Through Certificates, Series 2006-5 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 U.S. Bank National Association, as trustee, on behalf of the holders of the Home Equity Asset Trust 2006-5 Home Equity Pass-Through Certificates, Series 2006-5, has caused this instrument to be executed by Samuel T. Robino Jr., as auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgagee, and in witness whereof the said Samuel T. Robino Jr., has executed this instrument in his capacity as such auctioneer on this the 9th day of June, 2009.

Danny E. Shrader and Melissa D. Shrader,
husband and wife Mortgagor(s)

By: U.S. Bank National Association, as trustee, on
behalf of the holders of the Home Equity Asset
Trust 2006-5 Home Equity Pass-Through
Certificates, Series 2006-5 Mortgagee or
Transferee of Mortgagee



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By: Samuel T. Robino Jr.
Samuel T. Robino Jr., as Auctioneer and the
person conducting said sale for the Mortgagee or
Transferee of Mortgagee

U.S. Bank National Association, as trustee, on
behalf of the holders of the Home Equity Asset
Trust 2006-5 Home Equity Pass-Through
Certificates, Series 2006-5 Mortgagee or
Transferee of Mortgagee

By: Samuel T. Robino Jr.
Samuel T. Robino Jr., as Auctioneer and the
person conducting said sale for the Mortgagee or
Transferee of the Mortgagee

By: Samuel T. Robino Jr.
Samuel T. Robino Jr., as Auctioneer and the
person conducting sale for the Mortgagee or
Transferee of Mortgagee

STATE OF ALABAMA

COUNTY OF Jefferson

I, the undersigned, a Notary Public in and for said State and County, hereby certify that Samuel T. Robino Jr., 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/she, in his/her 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 name and official seal this the 9th day of June, 2009.

Mark A. Pickens
NOTARY PUBLIC

COMMISSION EXPIRES: 3-10-13

GRANTEE'S ADDRESS:

777 S. Harbour Island Blvd. Suite 940
Tampa, Florida 33602

Instrument prepared by:
MARK A. PICKENS, P.C.
Post Office Box 59372
Birmingham, Alabama 35259

