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STATE OF ALABAMA
COUNTY OF SHELBY


20091119000431720 1/2 \$15.00
Shelby Cnty Judge of Probate, AL
11/19/2009 02:19:19 PM FILED/CERT

MORTGAGE FORECLOSURE DEED

KNOW ALL MEN BY THESE PRESENTS, That:

WHEREAS, heretofore on April 18, 2008, **Cicero C Bargo, a single person, Party of the First Part**, executed a certain mortgage to **Mortgage Electronic Registration Systems, Inc., acting solely as nominee for Suntrust Mortgage Inc., its successors and assigns**, which said mortgage is recorded in Instrument No. 20080422000164130, 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 Mortgage Electronic Registration Systems, Inc., acting solely as nominee for Suntrust Mortgage Inc., its successors and assigns 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 07/29, 08/05, 08/12/2009; and

WHEREAS, on August 20, 2009, 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 SunTrust Mortgage, Inc in the amount of **TWO HUNDRED FIFTY-SEVEN THOUSAND ONE HUNDRED TWENTY-SIX AND 87/100 DOLLARS (\$ 257,126.87)**; and said property was thereupon sold to SunTrust Mortgage, Inc; and

WHEREAS, Mikki Prince, 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 TWO HUNDRED FIFTY-SEVEN THOUSAND ONE HUNDRED TWENTY-SIX AND 87/100 DOLLARS (\$ 257,126.87), 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 SunTrust Mortgage, Inc, and its successors and assigns, the following described real property, situated in Shelby County, Alabama, to-wit:


LOT 1826, ACCORDING TO THE PLAT OF OLD CAHABA, PHASE V, 2ND ADDITION,
AS RECORDED IN MAP BOOK 36, PAGE 105-A, IN THE OFFICE OF THE JUDGE OF
PROBATE OF SHELBY COUNTY, ALABAMA.

SOURCE OF TITLE: Instrument # 20080422000164120

TO HAVE AND TO HOLD the above described property unto SunTrust Mortgage, 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, Cicero C Bargo, a single person and Mortgage Electronic
Registration Systems, Inc., acting solely as nominee for Suntrust Mortgage Inc., its successors and
assigns have set their hands and seals by their said attorney-in-fact and auctioneer at said sale on the
20th day of August, 2009.

BY: Mikki Prince
AS: Auctioneer and Attorney-in-fact


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COUNTY OF SHELBY

I, the undersigned authority, a Notary Public in and for said County in said State, hereby
certify that

Mikki Prince, whose name as attorney-in-fact and auctioneer for
Cicero C Bargo, a single person and Mortgage Electronic Registration Systems, Inc., acting solely
as nominee for Suntrust Mortgage Inc., its successors and assigns, 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 20th day of August,
2009.

Anita Louise Wells
NOTARY PUBLIC
My Commission Expires: January 13, 2013

Grantee Name / Send tax notice to:
ATTN: Tramaine Moultrie
SunTrust Mortgage, Inc.
P O Box 27767
Richmond, VA 23261