

Send Tax Notice To:
Regions Bank
2050 Parkway Office Circle
Hoover, AL 35244

STATE OF ALABAMA)
SHELBY COUNTY)

FORECLOSURE DEED

WHEREAS, Renasant Bank (the "Mortgagee"), was on the date hereof, the owner and holder of the following described mortgage and the debt secured thereby: mortgage executed by **Ronald H. Kent, Jr. and Leigh W. Kent** to Renasant Bank, (formerly Heritage Bank) dated June 29, 2004, and recorded in Instrument Number 200407010003633900 in the Office of the Judge of Probate of Shelby County, Alabama, (the "Mortgage"); and

WHEREAS, the Mortgage provided that if the Mortgagor should fail to pay the debt secured by the Mortgage, or any part of said debt, when it became due, the Mortgagee was authorized, at its option, to declare said debt immediately due and payable in full, and to take possession of the mortgaged property, and to sell the same at public outcry, after notice as provided in the Mortgage; and

WHEREAS, the Mortgagor failed to pay said debt when it became due, whereupon the Mortgagee declared said debt immediately due and payable in full; and

WHEREAS, on April 30, 2010, at 11:00 a.m., the real estate hereinafter described, being a portion of the real estate described in the Mortgage, was offered for sale, before the courthouse door of Shelby County, Alabama, to the highest bidder for cash, after giving notice of the time, place and terms of such sale, as required by the Mortgage, by advertisement in The Shelby County Reporter, a newspaper published in Shelby County, Alabama, once a week for three consecutive weeks, in the issues of said paper of April 7, 2010, April 14, 2010 and April 21, 2010; and

WHEREAS, at such sale, which was conducted by the undersigned auctioneer, in all respects in accordance with the provisions of the Mortgage, Regions Bank became the purchaser of said real estate being the highest and best bidder therefor, at and for the price of \$544,992.86.

NOW, THEREFORE, in consideration of the premises, and in order to evidence said sale, the Mortgagor acting by and through the undersigned auctioneer as attorney in fact, has granted, bargained, sold and conveyed, and does by these presents grant, bargain, sell and convey unto Regions Bank the following real estate, being a portion of the real estate described in and conveyed by the Mortgage, the same lying and being in Shelby County, Alabama.

Lot 4-A, according to the Final Survey of Saddle Creek Farms, a Private Subdivision, as recorded in Map Book 14, Page 5 A & B, in the Probate Office of Shelby County, Alabama.

This conveyance is subject to:

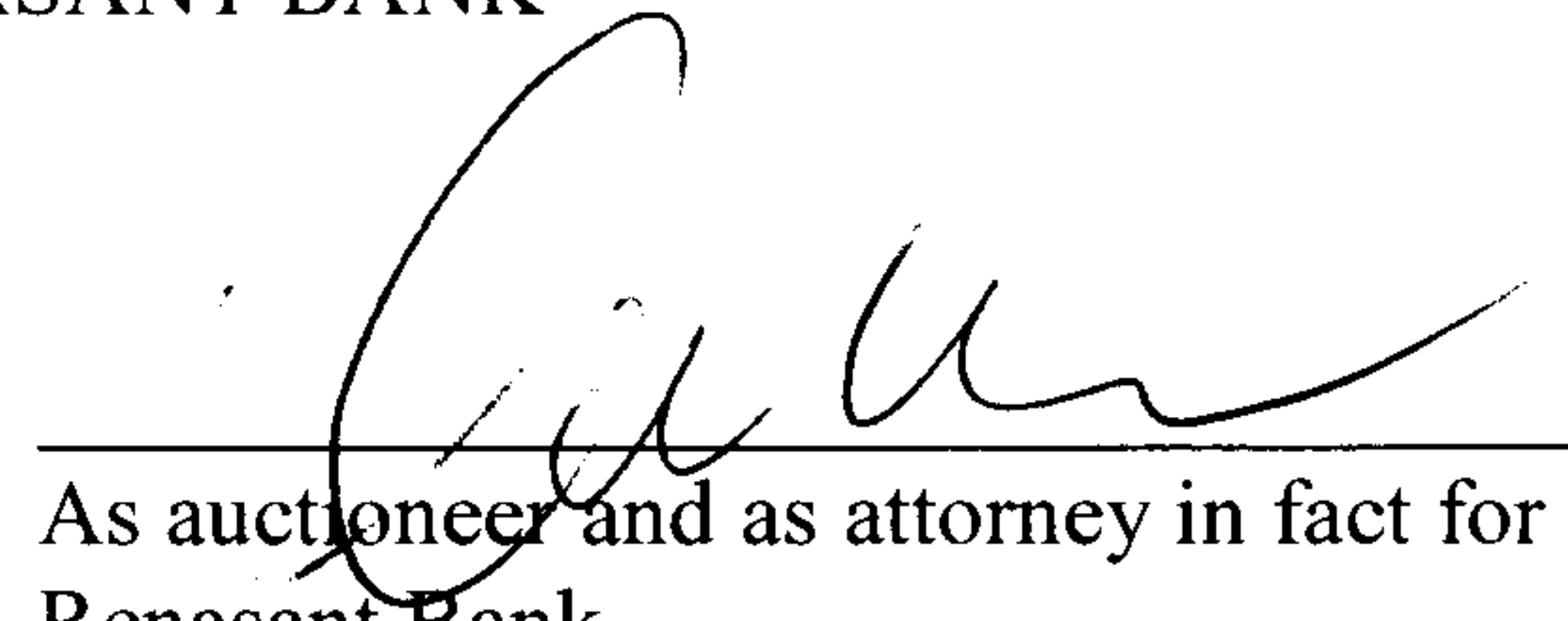
- i) All easements, restrictions and encumbrances of record, and
- ii) Any and all equitable or statutory rights of redemption.

TO HAVE AND TO HOLD to Regions Bank, its successors and assigns, in fee simple forever.

IN WITNESS WHEREOF, the name of the Mortgagor has been hereunto affixed by the undersigned auctioneer as attorney in fact, on this 30th day of April, 2010.

RENASANT BANK

By:


As auctioneer and as attorney in fact for
Renasant Bank

STATE OF ALABAMA)
SHELBY COUNTY)

I, a Notary Public in and for said County in said State, hereby certify that DEANNA L. WEIDNER, whose name as attorney in fact for Renasant Bank is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the instrument, he, in his capacity as such attorney in fact, executed the same voluntarily on the date the same bears date.

In witness whereof, I have hereunto set my hand and official seal, on the 30th day of April, 2010.


Notary Public
My Commission Expires: 5-22-10

AFFIX SEAL

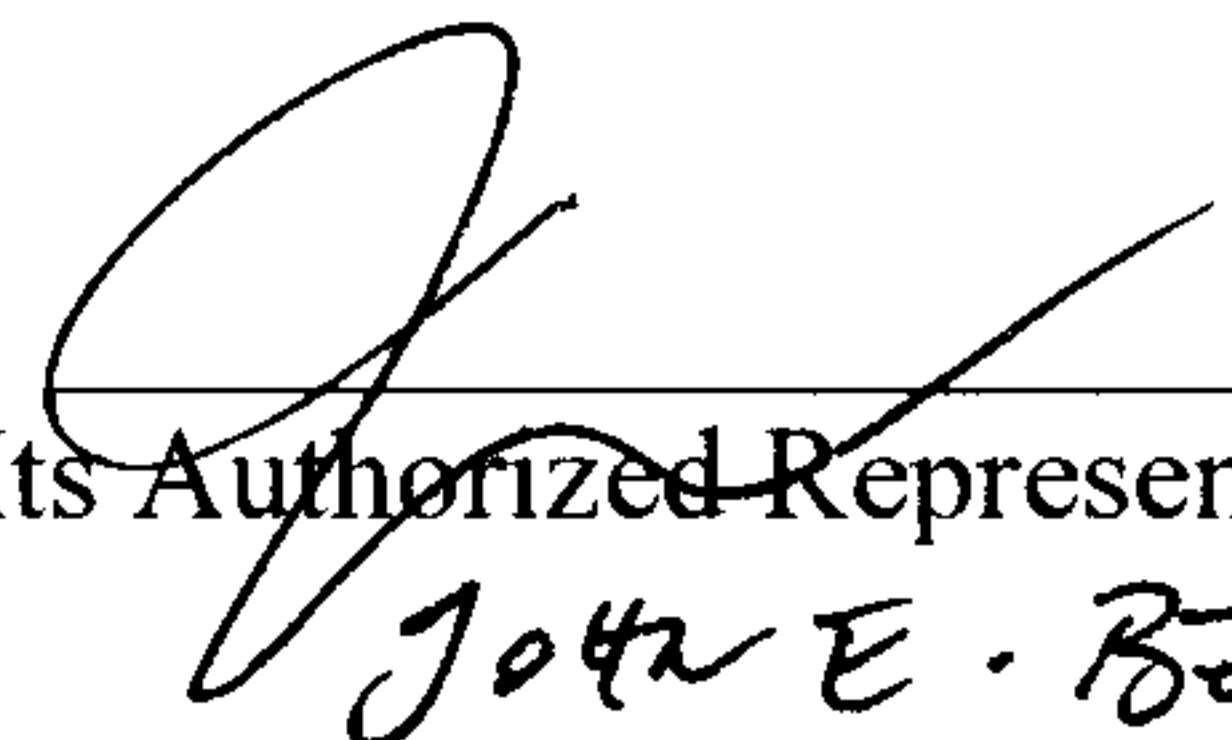
Deed Tax : \$545.00

CERTIFICATE OF THE MORTGAGE OWNER

The undersigned, John Bentley, an authorized representative and agent for Renasant Bank, does hereby certify that DEANNA L. WEIDNER, who acted as auctioneer in making the sale and conveyance evidenced by the foregoing foreclosure deed, was duly appointed by Renasant Bank as auctioneer for the purpose of making said sale and conveyance.

Dated this 30th day of April, 2010.

RENASANT BANK

By 
Its Authorized Representative and Agent
JOHN E. BENTLEY

This instrument prepared by:

David B. Anderson
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