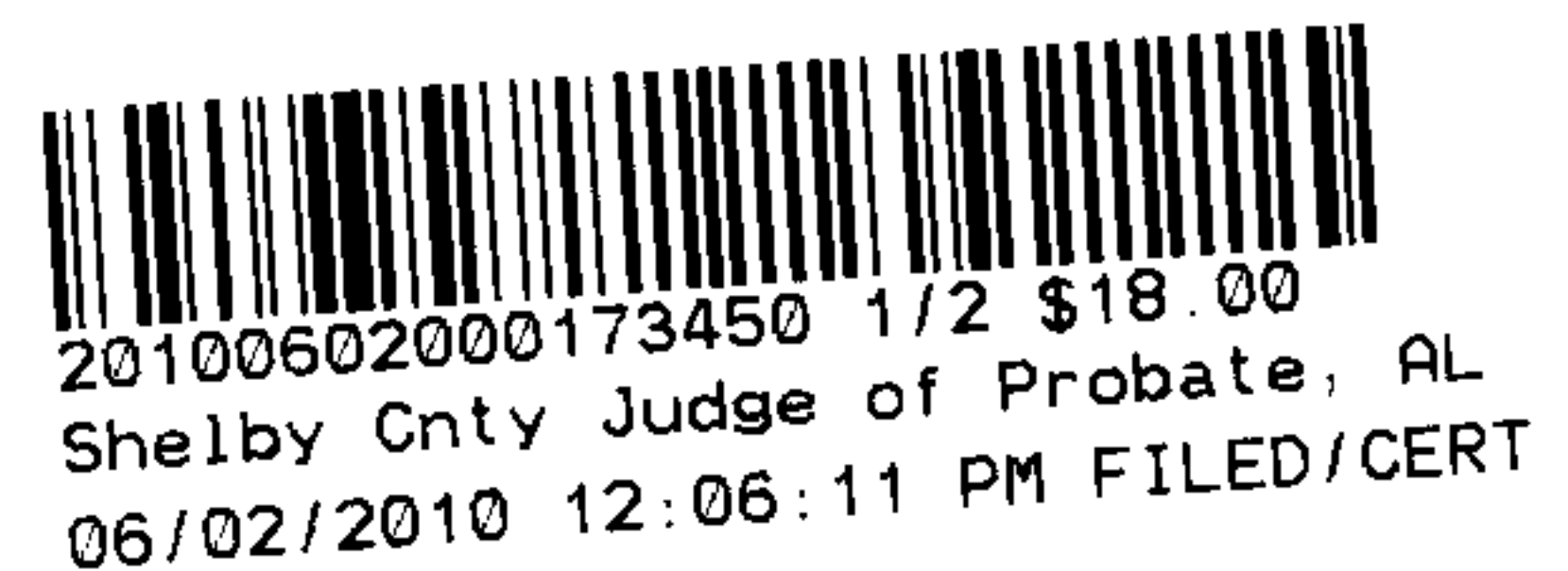


STATE OF ALABAMA)

COUNTY OF SHELBY)



FORECLOSURE DEED

KNOW ALL MEN BY THESE PRESENTS, that, whereas, heretofore on, to-wit: the 20th day of September, 2007, WILLIAM M. GRIFFIN executed a mortgage to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., Solely as Nominee for CASTLE MORTGAGE CORPORATION, its successors and assigns, herein called the Mortgagee, which said mortgage was recorded on November 5, 2007, in Instrument No. 20071105000509870, Probate Records of Shelby County, Alabama, which conveyed the property hereinafter described to secure the indebtedness evidenced by a note, payable in installments, therein described; which said mortgage was subsequently assigned to FEDERAL NATIONAL MORTGAGE ASSOCIATION, by assignment dated the 31st day of December, 2009, and recorded in Instrument No. 20100602000173450, Probate Records of Shelby County, Alabama; and

WHEREAS, the said mortgage provides that if said indebtedness or any part thereof should remain unpaid at maturity, then the whole of indebtedness shall at once become due and payable and said mortgage be subject to foreclosure, and further provides that in the event of any such default the Mortgagee or its assigns shall have the authority to sell said property before the Courthouse Door in the City of Columbiana, County of Shelby, State of Alabama, at public outcry for cash after first giving notice by publication once a week for three successive weeks of the time, place and terms of said sale in some newspaper of general circulation published in Shelby County, Alabama, and further provides that in the event of any such sale the person conducting such sale shall have power and authority to execute a deed to the purchaser of said property at such sale, and further provides that the Mortgagee or its assigns may bid and become the purchaser at such sale of the property therein; and

WHEREAS, parts of said indebtedness remained unpaid at the respective maturities thereof, and the whole of said indebtedness thereupon became due and payable, and default was made in payment thereof, and thereafter notice was published in The Shelby County Reporter, a newspaper of general circulation and published in Shelby County, Alabama, on the 21st day of April, 2010, and the 28th day of April, 2010, and the 5th day of May, 2010, that the hereinafter described property would be sold before the front door of the Shelby County Courthouse at Columbiana, Alabama, at public outcry to the highest bidder for cash, within the legal hours of sale on the 18th day of May, 2010; and

WHEREAS, the said sale was held at the time and place stated in said notice, in strict conformity with the powers of sale contained in the said mortgage, at which sale **FEDERAL NATIONAL MORTGAGE ASSOCIATION** became the purchaser of the hereinafter described property at and for the sum of **\$82,928.23**, cash, which was the highest, best, and last bid therefore; and

WHEREAS, the undersigned, JAMES J. ODOM, JR., conducted said sale and acted as auctioneer thereat, under and pursuant to an appointment as such by FEDERAL NATIONAL MORTGAGE ASSOCIATION;

NOW THEREFORE, IN consideration of the premises WILLIAM M. GRIFFIN and FEDERAL NATIONAL MORTGAGE ASSOCIATION, 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 the said **FEDERAL NATIONAL MORTGAGE ASSOCIATION**, the following described real property situated in Shelby County, Alabama, to-wit:

Commence at the Southeast corner of the SE quarter of the NE quarter of Section 2, Township 24 North, Range 12 East; thence run North along the East line of said quarter-quarter for 201.12 feet to a point on the North right of way of Shelby County Road No. 25 and the point of beginning; thence continue North along the East line of the said quarter-quarter for 208.45 feet; thence turn an angle to the left of 89 degrees 28 minutes 42 seconds and run West for 154.47 feet; thence turn an angle to the left of 89 degrees 16 minutes 32 seconds and run South for 208.46 feet to a point on the North right of way of

Shelby County road No. 25; thence turn an angle to the left of 90 degrees 43 minutes 28 seconds and run East along the North right of way for 159.00 feet to the point of beginning.

TO HAVE AND TO HOLD unto the said **FEDERAL NATIONAL MORTGAGE ASSOCIATION**, its successors and assigns forever, as fully and completely in all respects as the same could or ought to be conveyed to the said **FEDERAL NATIONAL MORTGAGE ASSOCIATION**, under and by virtue of the power and authority contained in the aforesaid mortgage. 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, also subject to prior liens, ad valorem taxes, easements and restrictions of record.

IN WITNESS WHEREOF, the said WILLIAM M. GRIFFIN and FEDERAL NATIONAL MORTGAGE ASSOCIATION, have hereunto set their hands and seals by their said attorney-in-fact and auctioneer at said sale on the day and year first above written.

WILLIAM M. GRIFFIN and FEDERAL
NATIONAL MORTGAGE ASSOCIATION


BY: 
JAMES J. ODOM, JR.
As Attorney-in-Fact and Auctioneer

STATE OF ALABAMA

COUNTY OF SHELBY


I, the undersigned authority, a Notary Public in and for said county and state, hereby certify that JAMES J. ODOM, JR., whose name as attorney-in-fact and auctioneer for WILLIAM M. GRIFFIN and FEDERAL NATIONAL MORTGAGE ASSOCIATION, 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, as such attorney-in-fact and auctioneer, executed the same voluntarily on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal this 18th day of May, 2010.


Notary Public
My Commission Expires: 3/12/2011

This instrument prepared by:
Robert J. Wermuth
STEPHENS, MILLIRONS, HARRISON & GAMMONS, P.C.
P.O. Box 307
Huntsville, AL 35804

Grantees Address:
P. O. Box 650043
Dallas, TX 75265-0043


20100602000173450 2/2 \$18.00
Shelby Cnty Judge of Probate, AL
06/02/2010 12:06:11 PM FILED/CERT