Send tax notice to:
Frontier Bank
Post Office Box 1708
Pelham, Alabama 35124

This instrument prepared by:
William C. Byrd, II
Bradley Arant Boult Cummings LLP
One Federal Place
1819 Fifth Avenue North
Birmingham, Alabama 35203-2104

Chancellor's Cross

STATE OF ALABAMA	
SHELBY COUNTY	•

MORTGAGE FORECLOSURE DEED

KNOW ALL MEN BY THESE PRESENTS:

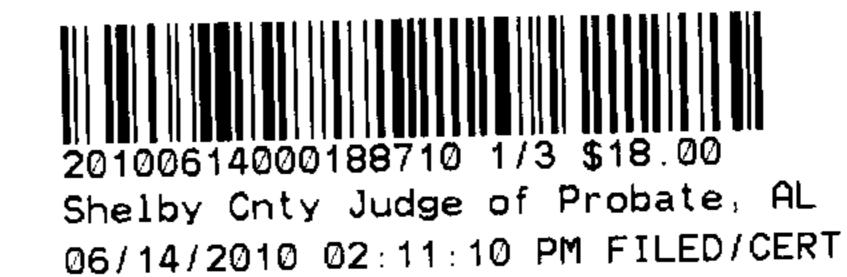
WHEREAS, Allen T. Dennis, a married man and Debra. S Dennis, a married woman, executed that certain Accommodation Mortgage and Security Agreement to Frontier Bank (the "Mortgagee"), dated the 29th day of June, 2009, which mortgage is recorded in the Office of the Judge of Probate of Shelby County, Alabama, as Instrument No. 20090707000259990 (the "Mortgage"); and

WHEREAS, default was made in the payment of said indebtedness secured by the Mortgage, and Mortgagee did declare all of the indebtedness secured by the Mortgage due and payable and did give due and proper notice of the foreclosure of the Mortgage in accordance with the terms thereof and as required by law by publication in *The Shelby County Reporter*, a newspaper of general circulation published in Shelby County, Alabama, in its issues of May 26, June 2, and June 9, 2010; and

WHEREAS, on June 14, 2010, the day on which the foreclosure sale was to be held, according to said notice, beginning at 2:00 p.m., said foreclosure sale was duly and properly conducted, and the Mortgagee did offer for sale and did sell at public outcry, in front of the main door to the Courthouse of Shelby County, Alabama, the property described below (the "Property"); and

WHEŖEAS,	the highest a	and best	bid	obtained	for	the	Property	was	the bid	of
Frontier	Bank								amount	
5 steen In	ousand						<u> </u>			
and 00 /100 Doll	ars (\$ 16,01	00.0	0), which	sum	was	paid to the	e Mor	tgagee to	be)
applied to the indeb	tedness secured	by the M	ortga	ige, and th	ne Pro	opert	y was the	eupo	n sold to	the
Mortgagee; and										

WHEREAS, William C. Byrd, II conducted said sale on behalf of the Mortgagee; and



WHEREAS, the Mortgage expressly authorized the person conducting said sale to execute to the purchaser at said sale a deed to the Property;

NOW,	THEREFORE,	in /consideration	of	the	premises	and	the	sum	of
Sixtee	Nhousa	in consideration							
	Dollars (\$/6,0				gee, by Willi				
_		conducting said sale,	does	herel	by grant, bar	rgain,	sell, a	nd con	vey
unto Fron	tier Bank	the fo	ollowi	ing de	scribed prop	erty si	tuated	in She	lby.
County, Alaban	na, to-wit:								

Lot 38, according to the recorded plat of Chancellor's Crossings, as recorded in Map 28, Page 75, in the Probate Office of Shelby County, Alabama.

TO HAVE AND TO HOLD unto Frontier Bank forever; subject, however, to the statutory right of redemption in favor of those who may be entitled to redeem the Property as provided by the laws of the State of Alabama.

THE PROPERTY IS SOLD IN ITS "AS-IS" CONDITION, WITHOUT ANY REPRESENTATIONS OR WARRANTIES WHATSOEVER AS TO ITS CONDITION OR THE TITLE THERETO.

IN WITNESS WHEREOF, the Mortgagee by William C. Byrd, II, as auctioneer conducting said sale, caused these presents to be executed on this the __/____ day of June, 2010.

FRONTIER BANK

By:

William C. Byrd, II Name:

Agent and Auctioneer

Shelby Cnty Judge of Probate, AL 06/14/2010 02:11:10 PM FILED/CERT

STATE OF ALABAMA	
	•
SHELBY COUNTY,	`

I, the undersigned, a notary public in and for said county in said state, hereby certify that William C. Byrd, II, whose name as auctioneer and agent for Frontier Bank, 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, in his capacity as such auctioneer and agent, and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and seal this the 14th day of June, 2010.

[NOTARIAL SEAL]

Notary Public

My commission expires 4/20/2014

20100614000188710 3/3 \$18.00

Shelby Cnty Judge of Probate, AL 06/14/2010 02:11:10 PM FILED/CERT