

STATE OF ALABAMA)
) MORTGAGE FORECLOSURE DEED
SHELBY COUNTY)

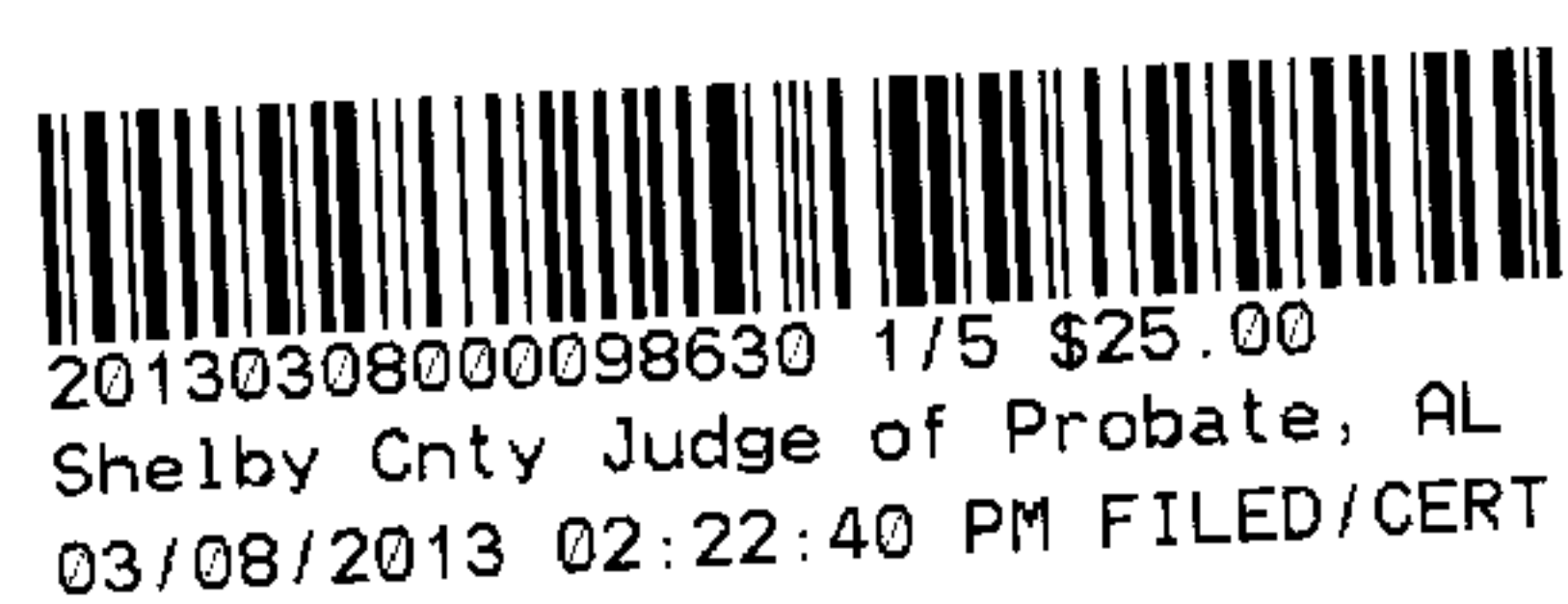
KNOW ALL MEN BY THESE PRESENTS

THAT, WHEREAS, heretofore, on to-wit June 8, 2001, A. W. Clark and Janice O. Clark, executed a certain mortgage on property hereinafter described to Merchants and Farmers Bank d/b/a M&F Bank, which said mortgage is recorded in Instrument #2001-23948, in the Office of the Probate Judge in Shelby County, Alabama, and;

WHEREAS, in and by said mortgage, the mortgagee, its successors or assigns, were authorized and empowered in the event of default, according to the terms thereof, to sell said property before the Courthouse door in the City of Columbiana, Shelby County, Alabama, after giving notice of the time, place and terms of said sale in some newspaper published in said County by publication once a week for three (3) consecutive weeks prior to said sale at public outcry for cash, to the highest bidder, and said mortgage provided that in case of sale under the power and authority contained in same, the mortgagee or any person conducting said sale for the mortgagee was authorized to execute the proper conveyance to the purchaser at said sale; and it was further provided in and by said mortgage that the mortgagee may bid at the sale and purchase said property if the highest bidder therefor; and

WHEREAS, default was made in the payment of the indebtedness secured by said mortgage, and the same Merchants and Farmers Bank d/b/a M&F Bank did declare all of the indebtedness secured by said mortgage due and payable and said mortgage subject to foreclosure as therein provided and did give due and proper notice of foreclosure of a said mortgage, by U. S. Mail and by publication in *The Shelby County Reporter*, a newspaper of general circulation, published in Shelby County, Alabama, in its issues of February 13, February 20 and February 27, 2013. WHEREAS, on the 8th day of March, 2013, the day on which said foreclosure sale was due to be held under the terms of said notice between the legal hours of sale, said foreclosure was duly and properly conducted and Burt W. Newsome as Attorney-in-Fact for the said A. W. Clark and Janice O. Clark did offer for sale and sell at public outcry, at the Courthouse in Shelby County, Alabama, the property hereinafter described; and

WHEREAS, Burt W. Newsome was the Auctioneer who conducted said foreclosure sale for the said Merchants and Farmers Bank d/b/a M&F Bank, and



WHEREAS, the said Merchants and Farmers Bank d/b/a M&F Bank was the highest bidder in the amount of Three Hundred Forty Thousand Six Hundred Twenty-Four and 68/100 Dollars (\$340,624.68), which sum of money Merchants and Farmers Bank d/b/a M&F Bank offered to apply to the costs of foreclosure and then to the remaining balance on the indebtedness secured by said mortgage, and said property was thereupon sold to Merchants and Farmers Bank d/b/a M&F Bank.

NOW, THEREFORE, IN CONSIDERATION OF THE PREMISES, and the amount of Three Hundred Forty Thousand Six Hundred Twenty-Four and 68/100 Dollars (\$340,624.68), the said A. W. Clark, Janice O. Clark and Merchants and Farmers Bank d/b/a M&F Bank by and through Burt W. Newsome, the person acting as auctioneer and conducting said sale as their duly authorized agent and Attorney-in-Fact and Auctioneer do hereby GRANT, BARGAIN, SELL AND CONVEY unto the said Merchants and Farmers Bank d/b/a M&F Bank AS IS, WHERE IS, the following described property situated in Shelby County, Alabama, to-wit:

PARCEL 1

Commence at the NW Corner of Section 14, Township 21 South, Range 3 West, Shelby County, Alabama; thence S03°31'01"W, a distance of 661.16'; thence S03°27'03"W, a distance of 279.34'; thence S88°43'47"E, a distance of 355.60'; thence S27°15'24"W, a distance of 222.80'; thence S27°28'20"W, a distance of 92.84'; thence S80°37'04"E, a distance of 7.23' to a point on the Northeasterly R.O.W. line of Daisy Lane and a curve to the left, having a radius of 56.24, a central angle of 48°41'45", and a chord which bears S14°57'56"E, and a chord distance of 46.37'; thence along the arc of said curve and said R.O.W. line, a distance of 47.80'; thence S37°33'29"E and along said R.O.W. line, a distance of 84.61' to the POINT OF BEGINNING, said point being a curve to the right, having a radius of 1220.00, a central angle of 05°52'21", and a chord which bears S36°08'23"E, and a chord distance of 124.99'; thence along the arc of said curve and said R.O.W. line, a distance of 125.04'; thence S85°24'45"E and leaving said R.O.W. line, a distance of 312.32' to a point on the Northwesterly R.O.W. line of Alabama Highway 119 and the beginning of a curve to the right, having a radius of 3040.00, a central angle of 01°52'55", and a chord which bears N23°00'58"E, and a chord distance of 99.84'; thence along the arc of said curve and said R.O.W. line, a distance of 99.85'; thence N85°24'45"W and leaving said R.O.W. line, a distance of 425.43' to the POINT OF BEGINNING.

Said Parcel containing 0.80 acres, more or less.

PARCEL 2

Commence at the NW Corner of Section 14, Township 21 South, Range 3 West, Shelby County, Alabama; thence S03°31'01"W, a distance of 661.16'; thence S03°27'03"W, a distance of 279.34'; thence S88°43'47"E, a distance of 355.60'; thence S27°15'24"W, a distance of 222.80'; thence S27°28'20"W, a distance of 92.84'; thence S80°37'04"E, a distance of 7.23' to a point on the Northeasterly R.O.W. line of Daisy Lane and a curve to the left, having a radius of 56.24, a central angle of 48°41'45", and a chord which bears S14°57'56"E, and a chord distance of 46.37'; thence along the arc of said curve and said R.O.W. line, a distance of 47.80'; thence S37°33'29"E and along said R.O.W. line, a distance of 84.61' to a curve to the right, having a radius of 1220.00, a central angle of 05°52'51", and a chord which bears S36°08'23"E, and a chord distance of 124.99'; thence along the arc of said curve and said R.O.W. line, a distance of 125.01' to the POINT OF BEGINNING; thence S85°24'45"E and leaving said R.O.W. line, a distance of

194.17'; thence S03°57'58"W, a distance of 184.35' to a point on the Northerly R.O.W. line of Daisy Lane; thence S88°11'57"W and along said R.O.W. line, a distance of 55.80' to a curve to the right, having a radius of 20.00, a central angle of 65°25'03", and a chord which bears N59°05'32"W, and a chord distance of 21.61'; thence along the arc of said curve and said R.O.W. line, a distance of 22.84'; thence N28°12'31"W and along said R.O.W. line, a distance of 71.92' to a curve to the left, having a radius of 1220.00, a central angle of 06°51'37", and a chord which bears N29°46'24"W, and a chord distance of 145.99'; thence along the arc of said curve and said R.O.W. line, a distance of 146.07' to the POINT OF BEGINNING.

Said Parcel containing 0.56 acres, more or less.

PARCEL 3 - Being Parcel number 23-6-14-2-002-027.000 as shown in the Shelby County Tax Assessors Office on the 2001 tax map and being more particularly described as follows:


Commence at the NW Corner of Section 14, Township 21 South, Range 3 West, Shelby County, Alabama; thence S03°31'01"W, a distance of 661.16'; thence S03°27'03"W, a distance of 279.34'; thence S88°43'47"E, a distance of 355.60'; thence S27°15'24"W, a distance of 222.80'; thence S27°28'20"W, a distance of 92.84'; thence S80°37'04"E, a distance of 7.23' to a point on the Northeasterly R.O.W. line of Daisy Lane and a curve to the left, having a radius of 56.24, a central angle of 48°41'45", and a chord which bears S14°57'56"E, and a chord distance of 46.37'; thence along the arc of said curve and said R.O.W. line, a distance of 47.80'; thence S37°33'29"E and along said R.O.W. line, a distance of 84.61' to a curve to the right, having a radius of 1220.00, a central angle of 05°52'51", and a chord which bears S36°08'23"E, and a chord distance of 124.99'; thence along the arc of said curve and said R.O.W. line, a distance of 125.01'; thence S85°24'45"E and leaving said R.O.W. line, a distance of 312.32' to a point on the Northwesterly R.O.W. line of Alabama Highway 119 and the beginning of a curve to the left, having a radius of 3040.00, a central angle of 01°35'27", and a chord which bears S21°16'47"W, and a chord distance of 84.41'; thence along the arc of said curve and said R.O.W. line, a distance of 84.41' to the POINT OF BEGINNING, said point being a curve to the left, having a radius of 3040.00, a central angle of 01°52'28", and a chord which bears S19°32'50"W, and a chord distance of 99.45'; thence along the arc of said curve and said R.O.W. line, a distance of 99.45' to a point on the Northerly R.O.W. line of Daisy Lane; thence S88°11'57"W, a distance of 66.64'; thence N20°20'33"E and leaving said R.O.W. line, a distance of 100.00'; thence N88°11'57"E, a distance of 65.15' to the POINT OF BEGINNING.

Said Parcel containing 0.14 acres, more or less.

PARCEL 3A

Commence at the NW Corner of Section 14, Township 21 South, Range 3 West, Shelby County, Alabama; thence S03°31'01"W, a distance of 661.16'; thence S03°27'03"W, a distance of 279.34'; thence S88°43'47"E, a distance of 355.60'; thence S27°15'24"W, a distance of 222.80'; thence S27°28'20"W, a distance of 92.84'; thence S80°37'04"E, a distance of 7.23' to a point on the Northeasterly R.O.W. line of Daisy Lane and a curve to the left, having a radius of 56.24, a central angle of 48°41'45", and a chord which bears S14°57'56"E, and a chord distance of 46.37'; thence along the arc of said curve and said R.O.W. line, a distance of 47.80'; thence S37°33'29"E and along said R.O.W. line, a distance of 84.61' to a curve to the right, having a radius of 1220.00, a central angle of 05°52'51", and a chord which bears S36°08'23"E, and a chord distance of 124.99'; thence along the arc of said curve and said R.O.W. line, a distance of 125.01'; thence S85°24'45"E and leaving said R.O.W. line, a distance of 194.17' to the POINT OF BEGINNING; thence continue along the last described course, a distance of 118.15' to a point on the Northwesterly R.O.W. line of Alabama Highway 119 and the beginning of a curve to the left, having a radius of 3040.00, a central angle of 01°35'27", and a chord which bears S21°16'47"W, and a chord distance of 84.41'; thence along the arc of said curve and said R.O.W. line, a distance of 84.41'; thence S88°11'57"W and leaving said R.O.W. line, a distance of 65.15'; thence S20°20'33"W, a distance of 100.00'; thence S03ng°57'58"E, a distance of 184.35' to the POINT OF BEGINNING.

Said Parcel containing 0.24 acres, more or less.

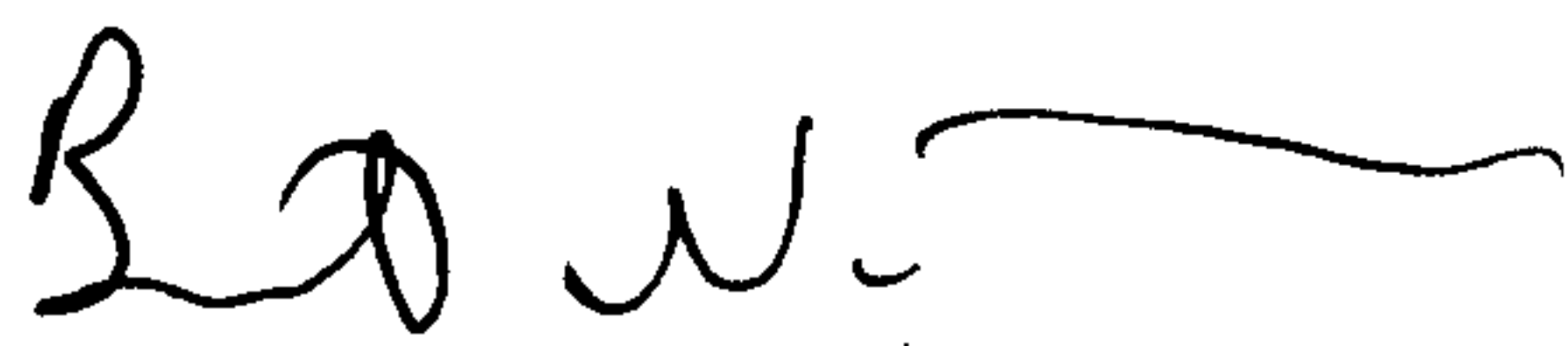

20130308000098630 3/5 \$25.00
Shelby Cnty Judge of Probate, AL
03/08/2013 02:22:40 PM FILED/CERT

Together with the hereditaments and appurtenances thereunto belonging and all fixtures now attached to and used in connection with the premises herein described, subject to right of way easements and restrictions of record in the Probate Office of Shelby County, Alabama, and existing special assessments, if any, which might adversely affect the title to the above described property.

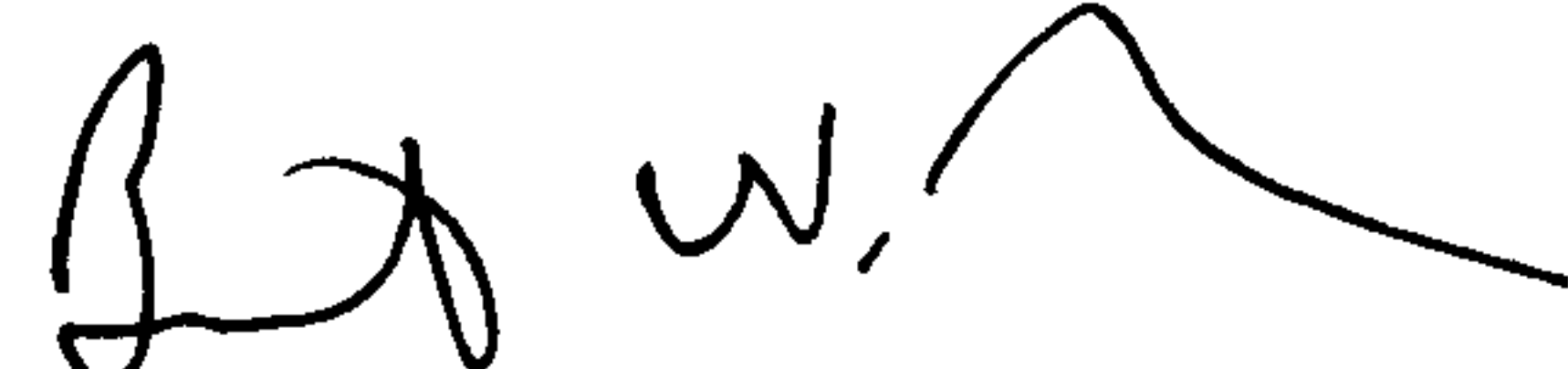
TO HAVE AND TO HOLD the above described property unto the said Merchants and Farmers Bank d/b/a M&F Bank, its successors and assigns forever; subject, however, to the statutory right of redemption on the part of those entitled to redeem as provided by the laws of the State of Alabama and the United States of America.

IN WITNESS WHEREOF, the said A. W. Clark, Janice O. Clark and Merchants and Farmers Bank d/b/a M&F Bank have caused this instrument to be executed by and through Burt W. Newsome, as Auctioneer conducting said sale and as Attorney-in-Fact for all parties separately, and Burt W. Newsome has hereto set his hand and seal on this the 8th day of March, 2013.


A. W. Clark

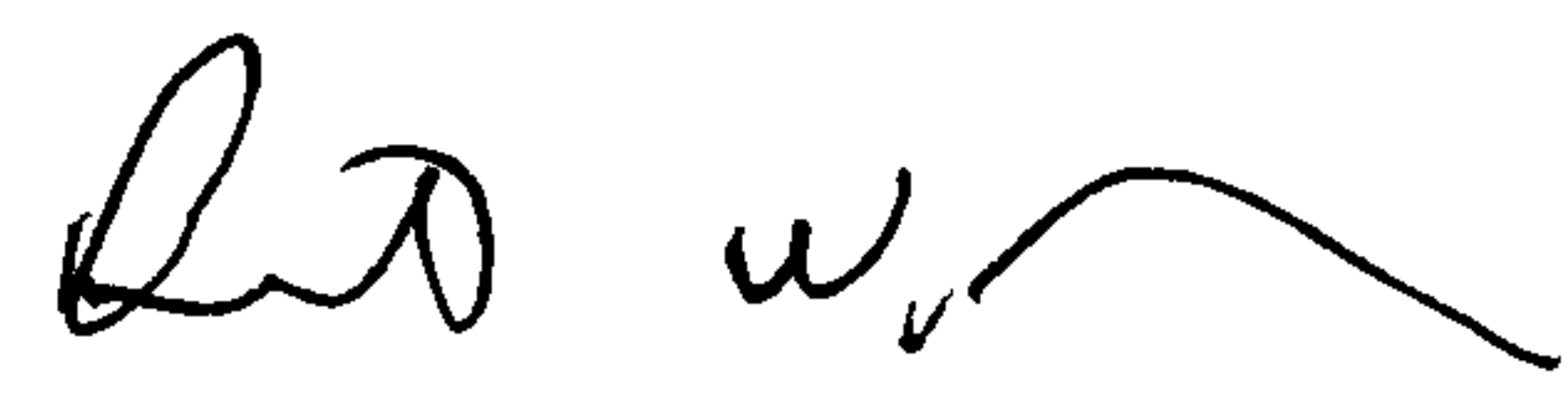
BY: 
Burt W. Newsome
Attorney-in-Fact

Janice O. Clark

BY: 
Burt W. Newsome
Attorney-in-Fact

MERCHANTS AND FARMERS BANK
d/b/a M&F Bank

BY: 
Burt W. Newsome
as Attorney-In-Fact and Agent

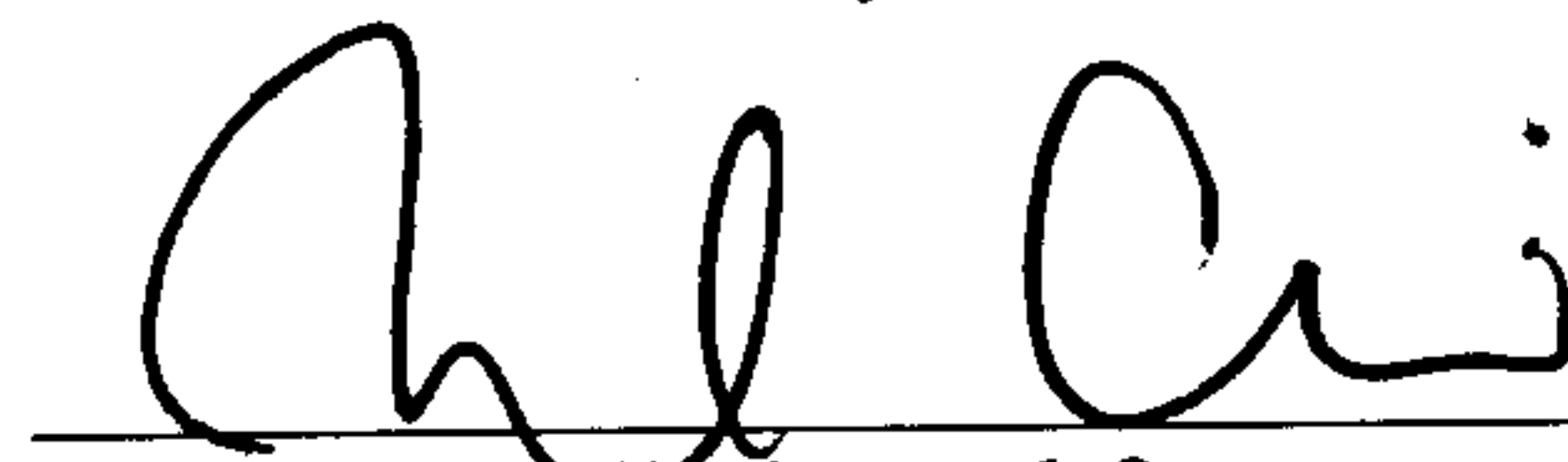
BY: 
Burt W. Newsome as the Auctioneer
and person making said sale

STATE OF ALABAMA

SHELBY COUNTY

I, the undersigned, a Notary Public in and for said County, in said State of Alabama, hereby certify that Burt W. Newsome whose name as Attorney-in-Fact for A. W. Clark and Janice O. Clark, whose name as Attorney-in-Fact and agent for Merchants and Farmers Bank d/b/a M&F Bank is signed to the foregoing conveyance and whose name as Auctioneer and person making said sale, 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 Attorney-in-Fact, agent, and as such Auctioneer executed the same voluntarily on the day the same bears date.

GIVEN under my hand and official seal this the 8th day of March, 2013.



Notary Public in and for
the State of Alabama at Large

My Commission Expires 10/4/2016

Jennifer Choi
Notary Public Alabama State at Large
My Commission Expires October 4, 2016

THIS INSTRUMENT PREPARED BY:

BURT W. NEWSOME
NEWSOME LAW, LLC
ATTORNEYS AT LAW
Post Office Box 382753
Birmingham, Alabama 35238
(205) 747-1970



20130308000098630 5/5 \$25.00
Shelby Cnty Judge of Probate, AL
03/08/2013 02:22:40 PM FILED/CERT

Grantor's Name

A. W. & Janice O. Clark

Grantor's Mailing Address

185 Battery ROW
Wilsonville, AL 35186

Physical Address

9005 Highway 119
Alabaster, AL 35007

Grantee's Name

Merchants and Farmers Bank

Grantee's Mailing Address

P.O. Box 1847
Madison, MS 39130

Purchase Price: \$340,624.68

*The Purchase Price claimed can be verified by this
Mortgage Foreclosure Deed*