

THIS INSTRUMENT WAS PREPARED BY:

Michael Lindsey, Esq.
244 Inverness Center Drive
Suite 200
Birmingham, AL 35242

SEND TAX NOTICES TO:

Freedom Mortgage Corporation
907 Pleasant Valley Avenue
Suite 3
Mount Laurel, NJ 08054

GRANTOR

Bradley James Moore
PO Box 4071
Eida, TN 37841

GRANTEE

Freedom Mortgage Corporation
907 Pleasant Valley Avenue
Suite 3
Mount Laurel, NJ 08054

Property Address: 120 Glengerry Dr, Pelham, AL 35124

Purchase Price: \$235,600.00***Mortgagee credit***

Sale Date: September 16, 2019

20190919000343860

09/19/2019 09:32:02 AM

DEEDS 1/3

STATE OF ALABAMA
COUNTY OF SHELBY

)
)

FORECLOSURE DEED

KNOW ALL MEN BY THESE PRESENTS, That whereas heretofore on December 23, 2014, Bradley James Moore, a married man, not joined by his spouse, executed a certain mortgage on the property hereinafter described to Mortgage Electronic Registration Systems, Inc. acting solely as nominee for Brand Mortgage Group, LLC, a Limited Liability Company, which said mortgage was recorded in the Office of the Judge of Probate of Shelby County, Alabama, at Instrument Number, 20150108000008780; and subsequently transferred and assigned to Freedom Mortgage Corporation, and said assignment being recorded in Instrument Number, 20190515000164210; and

WHEREAS, in and by said mortgage the mortgagee was authorized and empowered in case of default in the payment of the indebtedness thereby secured according to the terms thereof, to sell said property before the Shelby County Courthouse door in the Columbiana, Alabama, after giving notice of the time, place and terms of said sale in some newspaper published in said city by publication once a week for three 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 title 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 therefore; and

WHEREAS, default was made in the payment of the indebtedness secured by said mortgage, and Freedom Mortgage Corporation (“Transferee”) did declare all of the indebtedness secured by said mortgage due and payable and did give due and proper notice of the foreclosure of said mortgage by publication in Shelby County Reporter, a newspaper published in Shelby County, Alabama, and of general circulation in Shelby County, Alabama, in its issues of July 17, 2019, July 24, 2019, July 31, 2019; and

WHEREAS, on September 16, 2019, the day on which the foreclosure 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 Freedom Mortgage Corporation did offer for sale and sell at public outcry in front of the Shelby County Courthouse in the City of Shelby County Courthouse door in the Columbiana, Alabama, the property hereinafter described; and

WHEREAS, John Robison was the Auctioneer who conducted said foreclosure sale and was the person conducting said sale for the said Freedom Mortgage Corporation; and

WHEREAS, the highest and best bid for the property described in the aforementioned mortgage was the bid of Freedom Mortgage Corporation, in the amount of \$235,600.00, which sum of money Freedom Mortgage Corporation offered to credit on the indebtedness secured by said mortgage, and the said Freedom Mortgage Corporation, by and through Michael Lindsey, as attorney for said Freedom Mortgage Corporation, does hereby GRANT, BARGAIN, SELL AND CONVEY unto the said Freedom Mortgage Corporation, the following described property

situated in Shelby County, Alabama, to-wit:

LOT 1012, ACCORDING TO THE FINAL PLAT OF GLENGERRY AT BALLANTRAE,
AS RECORDED IN MAP BOOK 33, PAGE 139, IN THE PROBATE OFFICE OF
SHELBY COUNTY, ALABAMA.

TO HAVE AND TO HOLD the above described property to Freedom Mortgage
Corporation and its successors and assigns; 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.

IN WITNESS WHEREOF, Freedom Mortgage Corporation has caused this instrument to
be executed by and through Michael Lindsey, as attorney for said Transferee, and said Michael
Lindsey, as attorney for said Transferee, has hereto set his hand and seal on this the 19th day of
September, 2019.

Freedom Mortgage Corporation

By: [Signature]

Michael Lindsey, Attorney for Transferee

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned authority, a Notary Public in and for said County and in said State, do
hereby certify that Michael Lindsey, whose name as Attorney for Freedom Mortgage
Corporation, 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, as such
attorney for Freedom Mortgage Corporation and with full authority, executed the same
voluntarily on the day the same bears date for and as the act of said Transferee.

GIVEN under my hand, on this 19th day of September, 2019.

[Signature]
Notary Public

My Commission Expires: 5/11/23



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
09/19/2019 09:32:02 AM
\$29.00 CHERRY
20190919000343860

[Signature]

