



20130308000097420 1/3 \$18.00
Shelby Cnty Judge of Probate, AL
03/08/2013 11:08:14 AM FILED/CERT

_____ State of Alabama _____ Space Above This Line for Recording Data

This instrument was prepared by: Bryant Bank
Cathy Bullock
234 Goodwin Crest Drive, Suite 500
Homewood, Alabama 35209

RELEASE OF MORTGAGE

Bryant Bank _____, which is organized and existing
under the laws of **Alabama** _____ and holder of that certain Mortgage made and executed by
Ashley F. Phillips and Stephanie H. Phillips, husband and wife
100 Beacon Drive
Columbiana, AL 35051 _____ as Mortgagor, and
Bryant Bank _____ as Mortgagee on **4/12/2007**
and modified on 04/27/2012
to secure the debt or other obligation in the amount of **\$325,000.00 and then decreased to \$252,000.00**
certifies that the Mortgage has been fully paid, satisfied or otherwise discharged. The Mortgage was recorded on
05/04/2007 and modification recorded on 07/02/2012
in the **Judge of Probate** _____ for **Shelby** _____ County, Alabama
and is indexed as **INST# 20070504000208420 and modified as INST# 20120702000231100**
The Mortgage having been complied with, the undersigned releases the Mortgage and all of its right, title and interest
in the Property located at **100 Beacon Drive, Columbiana, Alabama 35051**
and legally described as:

See attached Exhibit "A".

LENDER:

 (Seal)

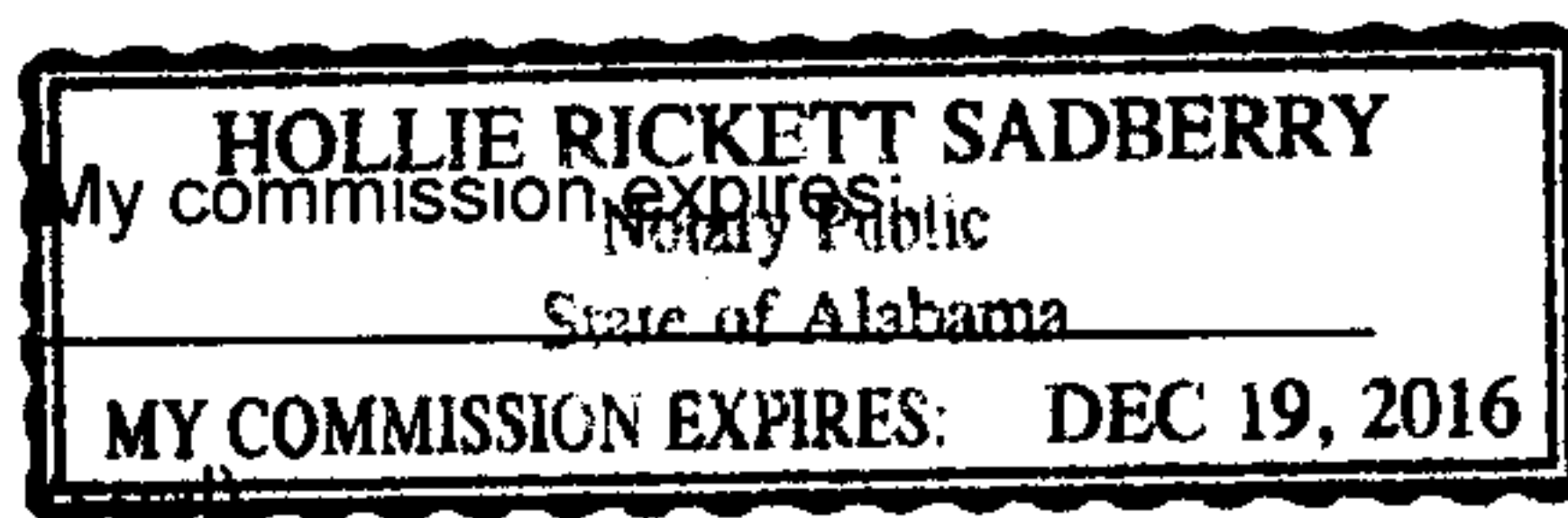
(Witness)

(Witness)

20130308000097420 2/3 \$18.00
Shelby Cnty Judge of Probate, AL
03/08/2013 11:08:14 AM FILED/CERT

ACKNOWLEDGEMENT
(Lender Acknowledgement)

State of Alabama County of Jefferson ss.
I, Hollie Rickett Sadberry, a Notary Public, in and for said
County in said State, hereby certify that Denise Clements
whose name(s) as Vice President
of Bryant Bank, a Banking Institution is/are 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/she/they, in his/her/their capacity as such she executed the same
voluntarily on the day the same bears date. Given under my hand this the 6th day of March, 2013



Hollie Rickett Sadberry
Notary Public



20130308000097420 3/3 \$18.00
Shelby Cnty Judge of Probate, AL
03/08/2013 11:08:14 AM FILED/CERT

EXHIBIT A

A part of the West half of the SW 1/4 of Section 19, Township 21 South, Range 1 East, more particularly described as follows: Commence at the SW corner of said SW 1/4 of SW 1/4 of said section for point of beginning; run thence in a northerly direction along the western boundary of said 1/4-1/4 section to a point where the same intersects the southeastern right of way line of new paved county highway also known as Shelby County Highway Project #SACP 4435-A; thence turn to the right and run in a northeasterly direction along said right of way line, following the meanderings thereof, to a point where the same intersects the westernmost edge of the present dirt road leading from said paved highway to the Beacon Light; thence turn to the right and run in a southerly direction along the westernmost edge of said dirt road, following the meanderings thereof, to a point where the said westernmost edge of said dirt road intersects the southern boundary of said SW 1/4 of SW 1/4 of said section; thence turn to the right and run in a westerly direction along the southern boundary of said SW 1/4 of SW 1/4 of said section to the point of beginning.

LESS AND EXCEPT property conveyed in deed to R. F. and Lohner McLeroy dated September 28, 1969, recorded in Deed Book 259, Page 597; and

LESS AND EXCEPT property conveyed by deed to Catherine Falkner and Lohner McLeroy dated January 22, 1970, recorded in Deed Book 261, Page 117 in said Probate Office.

Situated in Shelby County, Alabama.