


Loan #402113200  
This instrument prepared by/ return to:  
Justina Galing  
USAmeriBank  
P.O. Box 17540  
Clearwater, FL 33762

State of Alabama  
Shelby County

  
20170117000020590 1/1 \$15.00  
Shelby Cnty Judge of Probate, AL  
01/17/2017 02:03:56 PM FILED/CERT

## PARTIAL RELEASE OF MORTGAGE

### KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, Jebco, Inc., an Alabama Corporation, hereinafter called Mortgagor by **Construction Mortgage Future Advance** bearing the date May 31, 2016, recorded June 21, 2016 recorded as instrument 20160621000214490; in the Office of the Judge of Probate of Shelby County, Alabama, granted and conveyed unto USAmeriBank, successor by merger to Aliant Bank, and assigns, the premises therein particularly described to secure the indebtedness thereon.

AND WHEREAS, the said Mortgagors have requested the said USAmeriBank, the owner and holder of said Mortgage to release the premises hereinafter described, being part of said mortgaged premises, from the lien and operation of said Mortgage.

NOW THEREFORE, KNOW YE, that USAmeriBank, in consideration of the premises and the sum of Ten and No/100 Dollars (\$10.00) to it in hand paid by the said Mortgagor, at the time of execution and discharge from the lien and operation of said mortgage unto the said Mortgagor its heirs and assigns, all that piece, parcel or tract of land, being a part of the premises conveyed by said mortgage, to-wit:

#### COLLATERAL TO BE RELEASED

##### Parcel 1

Lot 31, according to the Final Plat Sterling Gate Sector 2 Phase 2, as recorded in Map Book 36, Page 86, in the Probate Office of Shelby County, Alabama.

#402113200

\$236,250.00

TO HAVE AND TO HOLD the same, with the appurtenances, unto the said Mortgagor, its heirs and assigns forever, freed, exonerated and discharged of and from the lien of said mortgage, and every part thereof; provided always, nevertheless, that nothing herein contained shall in anywise impair, alter or diminish the effect, lien or encumbrance of the aforesaid Mortgage on the remaining part of said mortgaged premises not hereby released there from, or any of the rights and remedies of the holder thereof.

IN WITNESS WHEREOF, the said USAmeriBank has caused these presents to be executed in its name, and its corporate seal to be hereunto affixed by its proper officer thereunto duly authorized, this 9th day of January, 2017.


Signed, Sealed and delivered in the presence of:

  
Witness: Justina Galing

  
Witness: Angela Dorissen

STATE OF FLORIDA  
COUNTY OF PINELLAS

USAmeriBank

By:   
Pat McCray  
Assistant Vice President  
4790 140th Avenue North  
Clearwater, FL 33762

The foregoing instrument was acknowledged before me this 9th day of January, 2017, by Pat McCray, Assistant Vice President of USAmeriBank, on behalf of the bank. She is personally known to me and did not take an oath.

  
Notary Public  
My Commission Expires

