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MORTGAGE RELEASE

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS, That whereas, L. H. Lybrand, Sr. and wife Erphy Lybrand executed a mortgage to J. O. Dorroh for the original principal amount of \$1500.00, which mortgage was dated January 23, 1950, and which is recorded in Mortgage Book 211 Page 560 in the Probate Office of Shelby County, Alabama and which covered the real property shown therein;

WHEREAS, on April 17, 1950, the said L. H. Lybrand, Sr. and wife, Erphy Lybrand, conveyed to Vincent C. Reid the property hereinbelow described as shown by deed recorded in Deed Book 140 Page 206 in said Probate Office.

Said land conveyed being described as follows:

Commencing at the NW corner of Section 27, Township 19, Range 1 East and run south 1 degree 30 minutes east along the Section line 777 feet, more or less, to the southwest corner of the John P. Lybrand residence lot, for a point of beginning of the tract of land herein described; thence southerly along the Westover-Columbiana Road, 142 feet; thence east 196 feet to an iron corner marker; thence southeast 78 feet to an iron corner marker; thence north 210 feet to an iron corner marker; thence west 144 feet to the Hoyt Lybrand Lot; thence south 82 feet to an iron corner marker; thence west 184 feet to point of beginning, being situated in Shelby County, Alabama.

As a part of the consideration for said deed to said Vincent C. Reid, the said Vincent C. Reid assumed and agreed to pay the above mentioned mortgage from L. H. Lybrand, Sr. and wife, Erphy Lybrand;

WHEREAS, the amount due on said mortgage has been reduced so that the mortgagors and mortgagee and the said Vincent C. Reid desire that all of said real property covered by said mortgage be released from the operation of the same except that part of said property conveyed to Vincent C. Reid on April 17, 1950, and described in detail hereinabove;

NOW THEREFORE, in consideration of the premises and of \$1.00 and other good and valuable consideration being paid to the said J. O. Dorroh in hand paid by Erphy M. Lybrand and the heirs of L. H. Lybrand, Sr., deceased, the receipt whereof is hereby acknowledged, does hereby release, remise, and quit claim unto the said Erphy M. Lybrand and the heirs of L. H. Lybrand, Sr., deceased, all the right, title and interest acquired under said mortgage in and to that part of the premises conveyed therein, and described as follows, to-wit:

Part of NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ and part of the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ in Section 27, Township 19, Range 1 East in Shelby County, Alabama, more particularly described as: Commencing at the NW corner of said Section 27, Township 19, Range 1 East and run south 1 degree 30 minutes east along the Section line, 777 feet, more or less to the SW corner of the John P. Lybrand residence lot (said John P. Lybrand residence lot is more particularly described as beginning at the NW corner of the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$, Section 27, Township 19, Range 1 East, and run south along the forty line 525 feet for a starting point; thence run east 249 feet; thence SW along the public road 252 feet; thence west 129 feet; thence north 252 feet to the point of beginning, containing 1 acre, more or less) for point of beginning, of the tract hereby described; run thence south, 1 degree 30 minutes east along the section line 751 feet, more or less, to a ditch; run thence down said ditch east, 11 degrees south 594 feet; thence run north 40 degrees east 256 feet to a rock corner; run thence due east along a wire fence to the SE corner of the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 27, Township 19, Range 1 East; run thence north along the east line of the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ to a ditch; run thence westerly along the center of said ditch to a point 210 feet east of the NE corner of the John P. Lybrand residence lot, as hereinabove described; run thence west 210 feet to the NE corner of said John P. Lybrand lot; run thence SW 252 feet; run thence west 129 feet to the section line and the point of beginning.

There is excepted out of the above described land the following:

(1) That part of said land heretofore sold and conveyed to Allen and Ada V. Washington by deed recorded in Deed Book 134 page 191 in the Probate Office of Shelby County, Alabama. (2) That part of the above described land sold to M. A. Burns particularly described as being a part of the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ and commencing at a ditch on the east side of the Hoyt Lybrand lot and run south 110 feet; thence east 283 feet; thence north 164 feet; thence west along the ditch 283 feet to the point of beginning, in Section 27, Township 19, Range 1 East. (3) Also that part of the above described land sold to Hoyt Lybrand described as follows: A lot located in the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ described as beginning at the NW corner of said forty acre tract and run south 525 feet; thence east 249 feet to the point of beginning; from said beginning point run SW 210 feet; thence east 210 feet; thence NE 160 feet to the ditch; thence up the ditch in a northerly direction 100 feet; thence 160 feet to the point of beginning in Section 27, Township 19, Range 1 East. (4) Also a tract of land consisting of 1 acre where the home of J. W. Lybrand is now situated, particularly described as follows: A lot 210 x 210 feet; SE of where L. H. Lybrand, Sr. now resides, lying approximately 150 feet off the Westover Public Road in the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 27, Township 19, Range 1 East.

PROVIDED HOWEVER that there is excepted from the property being released the following described property which shall remain subject to all the terms and conditions of said mortgage, said property being described as:

Commencing at the NW corner of Section 27, Township 19, Range 1 East and run south 1 degree 30 minutes east along the section line 777 feet more or less, to the southwest corner of the John P. Lybrand residence lot for a point of beginning of the tract of land hereby described; thence southerly along the Westover-Columbiana Road, 142 feet; thence east 196 feet to an iron corner marker; thence southeast 78 feet to an iron corner marker; thence north 210 feet to an iron corner marker; thence west 144 feet to the Hoyt Lybrand lot; thence south 82 feet to an iron corner marker; thence west 184 feet to point of beginning.

All the property described above being situated in Shelby County, Alabama.

TO HAVE AND TO HOLD to the said Erphy M. Lybrand and the heirs of L. H. Lybrand, Sr., deceased,
/and to their heirs and assigns forever.

It being understood and agreed that this release shall not in any way impair or affect the right of the said mortgagee to hold the property conveyed in said mortgage and not hereby released as security for that part of the mortgage indebtedness remaining unpaid on said mortgage.

IN WITNESS WHEREOF, we have herunto set my hand and seal this 12th day of February, 1954.

J. O. Dorroh
J. O. Dorroh

STATE OF ALABAMA

Jefferson COUNTY

I, C. R. Hecumson, a Notary Public in and for the said County in said State, hereby certify that J. O. Dorroh whose name is signed to the foregoing Release and who is known to me, acknowledged before me on this day, that, being informed of the contents of the Release, he executed the same voluntarily on the day the same bears date.

Given under my hand, this the 12th day of February, 1954.

C. R. Hecumson
Notary Public

