

526

THIS INSTRUMENT PREPARED BY:
✓ J FOSTER CLARK
BALCH : BINGHAM
700 FINANCIAL CENTER
B'HAM, AL. 35203

PARTIAL RELEASE

STATE OF ALABAMA)
COUNTY OF SHELBY)

This Partial Release made this 31 day of January, 1985 by Claude Turner.

The undersigned Claude Turner of Route 1, Box 285, Sterrett, Alabama, as owner and holder of the Mortgage dated January 3, 1979 executed by Robert Lee Clark and recorded on January 3, 1979 in Mortgage Book 387, page 54 in the Office of the Judge of Probate of Shelby County, Alabama, in consideration of \$10.00 and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, hereby releases from said Mortgage the following described property:

A tract of land situated in the Northwest $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of Section 13, Township 18 South, Range 1 West, Shelby County, Alabama, being more particularly described as follows:

BOOK 020 PAGE 465

Commence at the Northwest corner of the Northwest $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of Section 13, Township 18 South, Range 1 West, Shelby County, Alabama, and run in a Southerly direction along the Westerly line of said $\frac{1}{4}$ - $\frac{1}{4}$ Section a distance of 284.18 feet to a point; thence turn a deflection angle of 81°28'36" to the left and run in an Easterly direction a distance of 111.23 feet to the point of beginning; thence continue in an Easterly direction along the projection of the last described course a distance of 210.00 feet to a point; thence turn an interior angle of 90°00'00" and run to the right in a Southerly direction a distance of 210.00 feet to a point; thence turn an interior angle of 90°00'00" and run to the right in a Westerly direction a distance of 210.00 feet to a point; thence turn an interior angle of 90°00'00" and run to the right in a Northerly direction a distance of 210.00 feet to the point of beginning; containing 1.01 acres more or less.

Also a 20-foot wide access easement from the above described property to the Easterly line of a 10-acre tract owned by Lee Clark, the North line of said 20-foot easement being more particularly described as follows:

Begin at the Northeast corner of the above described 1.01 acre tract of land and run in an Easterly direction along the projection of the Northerly line of said tract of land a distance of 233 feet, more or less, to its intersection with the centerline of a county maintained chert road, said centerline being the Easterly property line of the Lee Clark property, said point being the point of ending.

Except for the release of the above-described parcel, all other terms and conditions of said Mortgage shall continue in full force and effect.

IN WITNESS WHEREOF, the undersigned has executed this Partial Release this 31 day of January, 1985.

Claude Turner
Claude Turner

STATE OF ALABAMA)

SHELBY COUNTY)

I, the undersigned, a Notary Public, in and for said County in said State, hereby certify that Claude Turner, whose name is signed to the foregoing Partial Release, and who is known to me, acknowledged before me on this day, that, being informed of the contents of said Partial Release, he executed the same voluntarily.

Given under my hand and official seal this 31 day of January, 1985.

Mary J. Hand
NOTARY PUBLIC



My Commission Expires: _____

CONSENT

The undersigned, First National Bank of Columbiana, to the extent of its interest in the Mortgage described above, does hereby consent to the release from the said Mortgage of the property described above.

FIRST NATIONAL BANK OF COLUMBIANA

By *Michael E. Hill*
Title: Sr. Vice-President

Date: February 20, 1985

BOOK 020 PAGE 466

STATE OF ALABAMA)

SHELBY COUNTY)

I, the undersigned, a Notary Public, in and for said County in said State, hereby certify that Michael E. Hill, whose name as Sr. Vice-President of First National Bank of Columbiana, is signed to the foregoing Consent, and who is known to me, acknowledged before me on this day, that, being informed of the contents of said Consent, he, as such officer and with full authority, executed the same voluntarily for and as the act of First National Bank of Columbiana.

Given under my hand and official seal this 20th day of February, 1985.

Tracy G. Allen
NOTARY PUBLIC
My Commission Expires: _____


BOOK 020 PAGE 407

RECORDING FEES	
Recording Fee	\$ <u>7.50</u>
Index Fee	<u>1.00</u>
TOTAL	\$ <u>8.50</u>

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1985 MAR 11 AM 10:29
Thomas A. Snowden, Jr.
JUDGE OF PROBATE