BOOK 108 PAGE 306

This instrument was prepared by: Arleen McFerrin, Mortgage Corporation of the South 2119 6th Avenue North MCS# 850500 PARTIAL RELEASE OF MORTGAGE Birmingham, Alabama STATE OF ALABAMA COUNTY OF **JEFFERSON** In consideration of One Hundred Thousand dollars----pollars, and accrued interest to date, paid to the undersigned MORIGAGE CORPORATION OF THE SOUTH, FORMERLY COBBS, ALLEN & HALL MORIGAGE COMPANY, INC., the undersigned does hereby release the hereinafter described property from the lien of the mortgage executed by K & S Buildings, a general Real and recorded in partnership οf at page 763 , in the Judge of Probate Office Book 012 County, Alabama . Said property Shelby is described as follows, to-wit: "See Attached Exhibit" BUT, it is expressly understood and agreed that this release shall in no wise and to no extent whatever affect the lien of said mortgage as to the remainder of the property described in and secured by said mortgage. WITNESS our hand and seal this 31st day of December KX MORIGAGE CORPORATION OF THE SOUTH Title Asst. Vice President STATE OF ALABAMA ) JEFFERSON COUNTY ) I, the undersigned, a Notary Public, in and for said County, in said State hereby certify that Vivian T. Langston whose name as President, of Mortgage Corporation of the South, a Asst. Vice corporation, is 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, as such officer and with full authority executed the same voluntarily for and as the act of said corporation. Given under my hand and official seal this 31st day of pecember 19 86 . My commission expires:

F-442

Stella Dipton

I, William J. Finley, a Registered Surveyor, do hereby certify that this is a true and correct map of two parcels of land situated in Section 24, Township 28 South, Range 3 West; Shelby County, Alabama, and being . more particularly described as follows:

## PARCEL 1:

Commence at the Southwest corner of said Section 24; thence easterly along the south line of said Section a distance of 974.97 feet to the intersection of said south Section line and the easterly right-of-way of U.S. Highway 31, thence 186 degrees 54 minutes 35 seconds left and along and with said easterly right-of-way a distance of 863.29 feet to an iron pin found; thence 80 degrees 24 minutes 33 seconds left and along and with said easterly right-of-way a distance of 18.62 feet to the point of beginning;

thence 80 degrees 24 minutes 33 seconds right and along and with said easterly right-of-way a distance of 49.88 feet to the point of curvature of a curve to the right, said curve having a radius of 1,118.67 feet and a central angle of 5 degrees 12 minutes 33 seconds, thence along the arc of said curve and easterly right-of-way a distance of 100.79 feet; thence 77 degrees 49 minutes 22 seconds right from the tangent to the preceding curve and leaving the easterly right-of-way of U.S. Highway 31 a distance of 361.50 feet; themes 73 degrees 84 minutes 17 seconds right & distance of 150.00 feet; thence 166 degrees 47 minutes 30 seconds right a distance of 364.78 feet to the point of beginnings said parcel containing 1.205 acres, more or less.

Based upon a survey signed by Frank Wheeler, RLS, dated November 13, 1984, and a survey signed by Jerry G. Peery, RLS, dated March 13, 1985.

## PARCEL 21

Commence at the Southwest corner of said Section 24; thence easterly along the south line of said Section a distance of 974.97 feet to the intersection of hald south Section line and the easterly right-of-way of U.S. Highway 31, thence 184 degrees 54 minutes 35 seconds left and along and with said easterly right-of-way a distance of 863.29 feet to an iron pin found and the point of beginning:

.. theace 88 degrees 24 minutes 33 seconds left and along and with said easterly right-of-way a distance of 10.62 feet; thence 107 degrees 15 minutes 00 seconds right and leaving said easterly right-of-way a distance of 344.78 feet; thence 73 degrees 12 minutes 30 seconds right a distance of 10,57 feet; thence 184 degrees 47 minutes 30 seconds right: a distance of 364.61 feet to the point of beginning, said parce? containing 0.005 acres, moré or less.

Based upon a survey signed by Frank Uheelar, RLS, daled November 13, 1984, and a survey signed by Jerry O. Peery, RLS, dated Harch 13, 1985.

The buildings on said premises are within the lines of same, and there are no visible encroachments of buildings, rights-of-way, easements, or Joint driveways over or across said land except as showing there are no visible encroachments by electric or telephone wires (excluding wires which serve the premises only) or structures or supports thereof, including poles, anchors, guy wires on or over said premises as shown,

This is to certify that I have consulted the Federal Insurance Administration Flood Hazard Boundary Haps, and found that the above described property is not located in a special fipod hazard area.

According to this my survey made the 8th day of August, 1986.

William J. Flatey

Registered Land Surveyor State of Alabama Reg. No. 6009

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FB/pg: 346/53

No. 6009

1,7, 24

361.99' (Herry O. Reery Survey, Morch 19, 1985)

ISTATE OF ALA, SHELBY CO. I CERTIFY THIS INSTRUMENT WAS FILED

1987 JAN -5 PM 4: 11

JUDGE OF PROBATE

HEGGEDING FEES \$ <u>\$.00</u>0 Recording Pos <u>/.o</u>p Index los s 6.00

TOTAL

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