

1862

AFTC Properties, Inc

PARTIAL RELEASE

STATE OF ALABAMA
COUNTY OF SHELBY

For the consideration of Nine hundred seventy-five thousand five hundred fifty-three and 13/100 (\$975,553.13) Dollars, the undersigned does hereby release the hereinafter particularly described property from the lien of that certain mortgage recorded in the Probate Office of Shelby County, Alabama, in Mortgage Book 449, at page 793; and for said consideration, the receipt of which is hereby acknowledged, the undersigned does hereby remise, release, quit claim and convey unto Southlake Properties, an Alabama General Partnership, who claims to be the present owner, all of the right, title and interest of the undersigned in and to the following described property in Shelby County, Alabama, to-wit:

28.1377 acres described on Exhibit "A" attached hereto and made part and parcel hereof as fully as if set out herein which said Exhibit "A" is signed by Florence B. Rutherford for identification purposes, all subject to the terms and conditions contained herein.

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. The undersigned is now the owner of said mortgage and all of the unpaid notes secured thereby.

IN WITNESS WHEREOF, the undersigned owner and holder of said mortgage has caused these presents to be executed on this 27 day of January, 1988.

Florence B. Rutherford
Florence B. Rutherford

STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Florence B. Rutherford, whose name is signed to the foregoing Mortgage Release, and who is known to me, acknowledged before me on this day, that being informed of the contents of the said Mortgage Release, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this the 27 day of January, 1988.

Dorothy Jackson
Notary Public

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William F. Wilkins
P.O. Box 19728
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Exhibit "A"

Description:

Commence at the southwest corner of the southeast one-quarter of the southwest one-quarter of Section 20, Township 19 South, Range 2 West; thence run south 89 degrees 52 minutes 29 seconds east along the south line of said quarter-quarter for a distance of 516.49 feet; thence run north 55 degrees 12 minutes 21 seconds east along the right-of-way line of Valleydale Road for a distance of 135.73 feet; thence run north 55 degrees 41 minutes east along the right-of-way line of Valleydale Road for a distance of 778.54 feet; thence run north 66 degrees 42 minutes 14 seconds east along the right-of-way line of Valleydale Road for a distance of 195.75 feet; thence run north 48 degrees 24 minutes 07 seconds east along the right-of-way line of Valleydale Road for a distance of 727.36 feet to the Point of Beginning; from the Point of Beginning thus obtained thence run north 36 degrees 46 minutes 21 seconds west for a distance of 1227.265 feet; thence run north 3 degrees 22 minutes 23 seconds west for a distance of 46.364 feet; thence run north 2 degrees 23 minutes 31 seconds east for a distance of 104.743 feet; thence run north 36 degrees 33 minutes 19 seconds east for a distance of 51.632 feet; thence run north 2 degrees 47 minutes 13 seconds west for a distance of 45.695 feet; thence run north 14 degrees 34 minutes 15 seconds east for a distance of 92.374 feet; thence run north 25 degrees 14 minutes 22 seconds east for a distance of 60.853 feet; thence run north 29 degrees 12 minutes 01 seconds east for a distance of 65.846 feet; thence run north 38 degrees 25 minutes 49 seconds east for a distance of 55.733 feet; thence run north 28 degrees 34 minutes 48 seconds east for a distance of 113.641 feet; thence north 64 degrees 45 minutes 21 seconds east for a distance of 73.779 feet; thence run north 46 degrees 51 minutes 58 seconds east for a distance of 48.277 feet; thence run north 72 degrees 00 minutes 11 seconds east for a distance of 44.50 feet; thence run north 47 degrees 51 minutes 42 seconds east for a distance of 62.442 feet; thence run north 26 degrees 54 minutes 48 seconds east for a distance of 60.357 feet; thence run north 5 degrees 45 minutes 06 seconds west for a distance of 60.041 feet; thence run north 25 degrees 46 minutes 36 seconds east for a distance of 82.356 feet; thence run north 55 degrees 52 minutes 44 seconds east for a distance of 45.118 feet; thence run north 26 degrees 46 minutes 37 seconds east for a distance of 77.257 feet; thence run north 34 degrees 49 minutes 22 seconds east for a distance of 86.647 feet; thence run north 25 degrees 07 minutes 23 seconds west for a distance of 26.725 feet; thence run north 58 degrees 38 minutes 19 seconds east for a distance of 176.978 feet; thence run south 1 degree 20 minutes 43 seconds east along the west line of Indian Lake Estates, First Sector as recorded in Map Book 5, page 130 in the office of the Judge of Probate, Shelby County, Alabama for a distance of 612.175 feet; thence run south 89 degrees 42 minutes 56 seconds east along the south line of said Indian Lake Estates, First Sector for a distance of 197.542 feet; thence run south 1 degree 26 minutes 43 seconds east along the west line of Indian Valley Lake Estates as recorded in Map Book 6, page 20 in the office of the Judge of Probate, Shelby County, Alabama for a distance of 1047.419 feet; thence run south 53 degrees 29 minutes 22 seconds east along the southwesterly line of said Indian Lake Estates for a distance of 234.351 feet; thence run south 48 degrees 24 minutes 07 seconds west along the right-of-way line of Valleydale Road for a distance of 537.032 feet to the Point of Beginning. Said parcel contains 1,225,677 square feet or 28.1377 acres.

SIGNED FOR IDENTIFICATION:

Florence B. Rutherford
Florence B. Rutherford

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

88 JAN 29 AM 11:16

Thomas A. Shivers, Jr.
JUDGE OF PROBATE

RECORDING FEES

Recording Fee	\$ 5.00
Index Fee	1.00
TOTAL	\$ 6.00

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