

1286
PARTIAL RELEASE

STATE OF ALABAMA
COUNTY OF SHELBY

For the consideration of One hundred seventy-seven thousand seven hundred fifty and no/100 (\$177,750.00) 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:

5.688 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

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BOOK
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

Ticon Title

Exhibit "A"

DESCRIPTION:

COMMENCE AT THE SOUTHWEST CORNER OF LOT-17, INDIAN VALLEY LAKE ESTATES, FIRST SECTOR AS RECORDED IN MAP BOOK 5, PAGE 138 IN THE OFFICE OF THE JUDGE OF PROBATE SHELBY COUNTY, ALABAMA. SAID POINT BEING 597.54 FEET WEST OF THE SOUTHEAST CORNER OF THE SOUTHWEST ONE-QUARTER OF THE NORTHEAST ONE-QUARTER OF SECTION 20, TOWNSHIP 19 SOUTH, RANGE 2 WEST AND ON THE SOUTH LINE OF SAME. THENCE RUN NORTH 1 DEGREE 20 MINUTES 43 SECONDS WEST FOR A DISTANCE OF 612.175 ALONG THE WEST LINE OF INDIAN VALLEY LAKE ESTATES, FIRST SECTOR TO THE POINT OF BEGINNING; FROM THE POINT OF BEGINNING THUS OBTAINED RUN SOUTH 58 DEGREES 38 MINUTES 19 SECONDS WEST FOR A DISTANCE OF 176.98 FEET; THENCE RUN NORTH 25 DEGREES 07 MINUTES 24 SECONDS WEST FOR A DISTANCE OF 7.65 FEET; THENCE RUN NORTH 82 DEGREES 00 MINUTES 14 SECONDS WEST FOR A DISTANCE OF 29.30 FEET THENCE RUN SOUTH 67 DEGREES 24 MINUTES 11 SECONDS WEST FOR A DISTANCE OF 194.02 FEET; THENCE RUN SOUTH 61 DEGREES 38 MINUTES 12 SECONDS WEST FOR A DISTANCE OF 47.76 FEET; THENCE RUN NORTH 75 DEGREES 04 MINUTES 58 SECONDS WEST FOR A DISTANCE OF 14.50 FEET; THENCE RUN SOUTH 78 DEGREES 45 MINUTES 26 SECONDS WEST FOR A DISTANCE OF 39.47 FEET; THENCE RUN SOUTH 57 DEGREES 49 MINUTES 39 SECONDS WEST FOR A DISTANCE OF 46.50 FEET; THENCE RUN SOUTH 79 DEGREES 14 MINUTES 14 SECONDS WEST FOR A DISTANCE OF 38.94 FEET; THENCE RUN NORTH 80 DEGREES 25 MINUTES 10 SECONDS WEST FOR A DISTANCE OF 58.86 FEET; THENCE RUN SOUTH 73 DEGREES 33 MINUTES 15 SECONDS WEST FOR A DISTANCE OF 96.46 FEET; THENCE RUN NORTH 15 DEGREES 33 MINUTES 32 SECONDS WEST FOR A DISTANCE OF 49.95 FEET; THENCE RUN NORTH 24 DEGREES 54 MINUTES 21 SECONDS WEST FOR A DISTANCE OF 51.27 FEET; THENCE RUN NORTH 1 DEGREE 36 MINUTES 03 SECONDS WEST FOR A DISTANCE OF 78.15 FEET; THENCE RUN NORTH 23 DEGREES 20 MINUTES 23 SECONDS EAST FOR A DISTANCE OF 92.54 FEET; THENCE RUN NORTH 55 DEGREES 27 MINUTES 02 SECONDS EAST FOR A DISTANCE OF 35.12 FEET; THENCE RUN NORTH 68 DEGREES 47 MINUTES 26 SECONDS EAST FOR A DISTANCE OF 76.18 FEET; THENCE RUN NORTH 59 DEGREES 25 MINUTES 29 SECONDS EAST FOR A DISTANCE OF 48.79 FEET; THENCE RUN NORTH 63 DEGREES 24 MINUTES 40 SECONDS EAST FOR A DISTANCE OF 139.40 FEET; THENCE RUN SOUTH 70 DEGREES 06 MINUTES 49 SECONDS EAST FOR A DISTANCE OF 12.79 FEET; THENCE RUN NORTH 50 DEGREES 10 MINUTES 28 SECONDS EAST FOR A DISTANCE OF 40.50 FEET; THENCE RUN NORTH 70 DEGREES 42 MINUTES 02 SECONDS EAST FOR A DISTANCE OF 46.03 FEET; THENCE RUN NORTH 53 DEGREES 58 MINUTES 15 SECONDS EAST FOR A DISTANCE OF 78.07 FEET; THENCE RUN NORTH 52 DEGREES 07 MINUTES 24 SECONDS EAST FOR A DISTANCE OF 39.13 FEET; THENCE RUN NORTH 52 DEGREES 46 MINUTES 13 SECONDS EAST FOR A DISTANCE OF 48.96 FEET; THENCE RUN NORTH 50 DEGREES 37 MINUTES 37 SECONDS EAST FOR A DISTANCE OF 51.44 FEET; THENCE RUN NORTH 52 DEGREES 03 MINUTES 04 SECONDS EAST FOR A DISTANCE OF 34.66 FEET; THENCE RUN NORTH 58 DEGREES 05 MINUTES 30 SECONDS EAST FOR A DISTANCE OF 37.72 FEET; THENCE RUN NORTH 43 DEGREES 09 MINUTES 15 SECONDS EAST FOR A DISTANCE OF 81.00 FEET; THENCE RUN NORTH 43 DEGREES 35 MINUTES 53 SECONDS EAST FOR A DISTANCE OF 49.70 FEET; THENCE RUN SOUTH 1 DEGREE 20 MINUTES 43 SECONDS EAST ALONG THE WEST LINE OF INDIAN VALLEY LAKE ESTATES, FIRST SECTOR FOR A DISTANCE OF 466.03 FEET TO THE POINT OF BEGINNING. SAID PARCEL CONTAINS 247,770 SQUARE FEET OR 5.6880 ACRES.

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SIGNED FOR IDENTIFICATION:

Florence B. Rutherford
Florence B. Rutherford

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

88 FEB 19 PH 1:49

Florence B. Rutherford, Jr.
JUDGE OF PROBATE

RECORDING FEES

Recording Fee \$ 5.00

Index Fee 1.00

TOTAL \$ 6.00