

PARTIAL RELEASE

STATE OF ALABAMA

SHELBY COUNTY

For value received, 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 Real Book 103 Page 652; and for said consideration, the receipt of which is hereby acknowledged, the undersigned does hereby remise, release, quit claim and convey Parcel I below to Edward M. McDonough and Glenda S. McDonough, and Parcel II below to Danny Culver, they being the persons who claim to be the present owners of said parcels, all of the right, title and interest of the undersigned in and to the following described property in Shelby County, Alabama, to-wit:

## PARCEL I+

The SW 1/4 of the SE 1/4 of Section 17, Township 20 South, Range 2 West Shelby County, Alabama, more particularly described as follows: Commence at the most Southerly corner of Lot 37 of Deer Springs Estates Third Addition as recorded in Map Book 6 Page 5 in the office of the Judge of Probate of Shelby County, Alabama; thence in a southwesterly direction along the Northwesternly right of way line of Houston Drive (extended) a distance of 364.35 feet; thence 90 deg. 08 min. 05 sec. left, in a Southeasterly direction a distance of 62.03 feet to the poin of beginning, said point being on the center line of a 30 foot wide easement for roadway; thence 110 deg. 42 min. 25 sec. right, in a Southwesterly direction along the center line of said easement, a distance of 61.24 feet; thence 15 deg. 24 min. 09 sec. left in a Southwesterly direction along said center line a distance of 176.50 feet; thence 93 deg. 17 min. 30 sec. left in a Southeasterly direction a distance of 181.71 feet; thence 53 deg. 47 min. 51 sec. left in an Easterly direction a distance of 75.99 feet; thence 46 deg. 01 min. 01 sec. left, in a Northeasterly direction a distance of 315.14 feet; thence 85 deg. 17 min. 06 sec. left in a Northwesternly direction a distance of 61.04 feet; thence 116 deg. 33 min. 50 sec. right in a Northeasterly direction a distance of 90.76 feet; thence 112 deg. 55 min. 18 sec. left in a Northwesternly direction a distance of 124.60 feet to a point on the Southeasterly right of way line of Houston Drive (extended); thence 90 deg. 25 min. 15 sec. left in a Southwesterly direction along said right of way line (extended), a distance of 69.95 feet; thence 78 deg. 33 min. 21 sec. left in a Southeasterly direction a distance of 30.13 feet to a point on the center line of a 30 foot wide easement for a roadway; thence 85 deg. 12 min. 27 sec. right in a Southwesterly direction along said center line, a distance of 94.19 feet; thence 13 deg. 55 min. 46 sec. right in a southwesterly direction along said center line a distance of 47.21 feet to the point of beginning; being situated in Shelby County, Alabama. Mineral and mining rights excepted. Subject to road right-of-way.

## PARCEL II

A parcel of land located in the SW 1/4 of the SE 1/4 of Section 17, Township 20 South, Range 2 West, Shelby County, Alabama, more particularly described as follows: Commence at the most Southerly corner of Lot 37 of Deer Springs Estates Third Addition, as recorded in Map Book 6 Page 5 in the Office of the Judge of Probate of Shelby County, Alabama; thence in a southwesterly direction along the Northwesternly right of way line of Houston Drive (Extended) a distance of 219.93 feet; thence 77 deg. 40 min. 58 sec. right in a Northwesternly direction a distance of 210.44 feet; thence 77 deg. 49 min. 03 sec. left in a Southwesterly direction a distance of 100.00 feet to the point of beginning; thence continue along last described course a distance of 224.96 feet; thence 87 deg. 59 min. 14 sec. left in a Southeasterly direction a distance of 229.56 feet to the center line of a 30 foot wide Easement for a roadway; thence 86 deg. 42 min. 30 sec. left in a Northeasterly direction along said center line a distance of 176.50 feet; thence 15 deg. 24 min. 09 sec. right in a Northeasterly direction along said center line a distance of 61.24 feet thence 110 deg. 42 min. 25 sec. left, in a Northwesternly direction a distance of 267.38 feet to the point of beginning; being situated in Shelby County, Alabama. Mineral and mining rights excepted.

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, which said portion remaining being more particularly described as follows:

A parcel of land located in the SW 1/4 of the SE 1/4 of Section 17, Township 20 South, Range 2 West, Shelby County, Alabama, more particularly described as follows:  
Commence at the most Southerly corner of Lot 37 of DEER SPRINGS ESTATES Third Addition, as recorded in Map Book 6 Page 5 in the office of the Judge of Probate in Shelby County, Alabama, thence in a Southwesterly direction along the Northwesterly right-of-way of Houston Drive (extended), a distance of 219.93 feet to the point of beginning; thence 77 deg. 40 min. 58 sec. right in a Northwesterly direction a distance of 210.44 feet; thence 78 deg. 49 min. 03 sec. left in a Southwesterly direction, a distance of 100.00 feet; thence 90 degrees left, in a Southeasterly direction, a distance of 267.38 feet to the center line of a 30-foot wide easement for a roadway; thence 69 deg. 17 min. 35 sec left, in a Northeasterly direction along said center line a distance of 47.21 feet; thence 13 deg. 55 min. 14 sec. left, in a Northeasterly direction, along said center line a distance of 94.19 feet; thence 85 deg. 12 min. 27 sec. left, in a Northwesterly direction, a distance of 30.13 feet; thence 10 deg. 56 min. 04 sec. left in a Northwesterly direction, a distance of 60.0 feet to the point of beginning.  
Mineral and mining rights excepted.  
Subject to road right of way.

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

In Witness Whereof, the First National Bank of Columbiana has caused this instrument to be executed and its corporate seal affixed by its Vice President who is thereunto duly authorized on this 22 day of April, 1988.

FIRST NATIONAL BANK OF COLUMBIANA

BY

Stephen T. Whittle, V.P.  
Its Vice President

State of Alabama

Shelby County

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Stephen T. Whittle whose name as Vice President of the First National Bank of Columbiana, a 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 of office this 22<sup>nd</sup> day of April, 1988.

William B. Ferguson  
Notary Public

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

88 APR 25 AM 8:45

Thomas A. Henderson, Jr.  
JUDGE OF PROBATE

RECORDING FEES

Recording Fee	\$ <u>5.00</u>
Index Fee	<u>2.00</u>
TOTAL	\$ <u>7.00</u>