

This instrument prepared by:
John E. Hagefstration, Jr.
Bradley, Arant, Rose & White
2001 Park Place, Suite 1400
Birmingham, Alabama 35203

STATE OF ALABAMA)

SHELBY COUNTY)

PARTIAL RELEASE

KNOW ALL MEN BY THESE PRESENTS, That:

In consideration of One Dollar (\$1.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the undersigned AmSouth Bank of Alabama, formerly known as AmSouth Bank, N.A. ("Mortgagee") does hereby release the real property described below from the lien of that certain Mortgage executed by Birmingham Realty Company ("Mortgagor"), which is recorded in the Office of the Judge of Probate of Shelby County, Alabama in Instrument #1993-29482, ("Mortgage"). Mortgagee does further release the real property described below from the lien of the UCC-1 Financing Statement recorded in said Probate Office in Instrument 1993-29483. Mortgagee does hereby release, remise, quit claim, and convey unto Mortgagor, its successors, heirs and assigns all of the right, title, and interest of the undersigned in and to the following described real estate situated in Shelby County, Alabama (the "Property"), to-wit:

Part of Lot 7, Oak Mountain Commerce Place as recorded in Map Book 18, page 58 in the Office of the Judge of Probate in Shelby County, Alabama, being located in the SW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 31, Township 19 South, Range 2 West, more particularly described as follows: Commence at the NW corner of said $\frac{1}{4}$ - $\frac{1}{4}$ section said point being the Northwest corner of said Lot 7; thence in an Easterly direction along the Northerly line of said Lot 7, a distance of 514.26 feet to the Northeast corner of said Lot 7; thence 95 degrees 55 minutes 44 seconds right, in a Southerly direction along the Easterly line of said Lot 7, a distance of 296.27 feet to the point of beginning; thence continue along last described course a distance of 175.0 feet; thence 90 degrees right, in a Westerly direction 172.98 feet to the Easterly R.O.W. line of Commerce Parkway; thence 75 degrees 30 minutes 09 seconds right, in a Northerly direction along said R.O.W. line 122.81 feet to the beginning of a curve to the right having a radius of 25.0 feet and a central angle of 48 degrees 11 minutes 20 seconds; thence in a Northeasterly direction along said curve and R.O.W. line a distance of 21.03 feet to end of said curve and the beginning of a curve to the left having a radius of 50.0 feet and a central angle of 43 degrees 10 minutes 33 seconds; thence in a Northeasterly direction along arc of said curve and along said R.O.W. line a distance of 37.68 feet; thence 99 degrees 29 minutes 07 seconds right from tangent of said curve in an Easterly direction a distance of 192.60 feet to the

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point of beginning; being situated in Shelby County, Alabama. Containing 33,470 square feet or less.

It is expressly understood and agreed that this release shall not in any manner affect the lien of the Mortgagee as to the remainder of the property described in the Mortgage or the lien created by any of the other documents described above or the indebtedness secured thereby.

Mortgagee has caused this instrument to be executed by its officer thereunto duly authorized on or as of the 12th day of January, 1995.

AMSOUTH BANK OF ALABAMA

By: Arthur J. Sharbel, III
Its: Vice President

STATE OF ALABAMA)

JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County and State, hereby certify that Arthur J. Sharbel, III, whose name as Vice President of AmSouth Bank of Alabama, a state banking association, 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 said 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 12th day of January, 1995.

Aina L. Vacarella
Notary Public

MY COMMISSION EXPIRES OCTOBER 12, 1996

[NOTARIAL SEAL]

My commission expires: _____

Inst. # 1995-01414

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