

THE STATE OF ALABAMA

COUNTY OF Shelby

RELEASE OF LAND FROM MORTGAGE

KNOW ALL MEN BY THESE PRESENTS that whereas the undersigned Merchants & Planters Bank
Montevallo, Alabama, A corporation

is the owner and holder of record of that certain mortgage executed by J. Dennis Sims d/b/a

JDS Homes and wife, Vicki D. Sims

to Merchants & Planters Bank dated the 4th

day of April, 1996 and recorded in the office of the Judge of Probate of Shelby

County, Alabama, in Mortgage Book Inst. #1996-11425 2K page

in which mortgage the following described land and other land is described and conveyed;

Lot 19, according to the survey of St. Charles Place, Phase Three, Sector One, as recorded in Map Book 21, Page 4, in the Probate Office of Shelby County, Alabama.

Minerals and mining rights excepted.

Inst # 1996-13834

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SHELBY COUNTY JUDGE OF PROBATE
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WHEREAS, for the consideration herein set out, the said Merchants & Planters Bank

_____ has agreed to
release from the lien of said mortgage the above described property.

NOW, THEREFORE, IN CONSIDERATION of the premises and the sum of One Dollar (\$1.00) and good and valuable consideration paid to the Merchants & Planters Bank

by J. Dennis Sims d/b/a JDS Homes and wife, Vicki D. Sims on the execution

and delivery of this instrument, the receipt of which sum is hereby acknowledged, the said _____

Merchants & Planters Bank does hereby release, remise, convey and quit-claim

unto the said J. Dennis Sims d/b/a JDS Homes and wife, Vicki D. Sims

their heirs and assigns from the time, operation and effect of said mortgage the land described in said mortgage

Post # 1996-13834

Mortgagor Merchants & Planters Bank

Mortgagee J. Dennis Sims d/b/a JDS Homes and wife, Vicki D. Sims

as hereinabove described.

As to all other land described in said mortgage, the lien thereof shall remain in full force and effect unaffected by this release.

TO HAVE AND TO HOLD said tract or parcel of land unto the said J. Dennis Sims d/b/a

JDS Homes and wife, Vicki D. Sims

their heirs and assigns, forever. This release is given for the purpose of enabling J. Dennis Sims d/b/a

JDS Homes and wife, Vicki D. Sims to make a

valid conveyance of said lands free and clear of lien of said mortgage and as enducement to _____

_____ acquire said land.

IN WITNESS WHEREOF the Merchants & Planters Bank

a corporation, acting by and through its President its duly

authorized officer, has caused this instrument to be signed, its name and corporate seal affixed thereto on

this the 16th day of April, 1996

Merchants & Planters Bank

By: [Signature]
President

THE STATE OF ALABAMA

COUNTY OF

I, the undersigned authority, a Notary Public in and for said County and State hereby certify that

J. P. Kelly whose name as President

of Merchants & Planters Bank, Montevallo, Alabama

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 said instrument, he as such officer and with full authority executed

the same voluntarily as and for the act of said corporation on the day the same bears date.

Given under my hand and seal this the 16th day of April, 1996

[Signature]
Notary Public

Notary Public, Alabama State At Large

Inst # 1996-13834 My Commission Expires Jan. 21, 1997

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