

THIS INSTRUMENT PREPARED BY: KELLI LILLEY
REGIONS BANK
P O BOX 10247
BIRMINGHAM, ALABAMA 35202

0012254-0002

REGIONS BANK
PARTIAL RELEASE

STATE OF ALABAMA)
SHELBY COUNTY)

For and in consideration of One Dollar (\$1.00) and other good and valuable considerations to it in hand paid, the receipt whereof is hereby acknowledged, the undersigned REGIONS BANK (formerly known as FIRST ALABAMA BANK), a corporation, does hereby release and discharge from the lien of that certain mortgage executed by MINNIE G. ACTON, AS SURVIVING GRANTEE dated JULY 17, 1996 recorded in INSTRUMENT #1996/24451 Probate Office of SHELBY County, Alabama: the following described property:

LOT 7 PHASE 3 OF SPRING GATE ESTATES

It being distinctly understood, however, that all other property in said mortgage described and conveyed, shall be and continue to remain in all respects to said mortgage, and that all the covenants and undertakings of the said mortgage in said mortgage and the note thereby secured shall continue in full force and effect, and the said FIRST ALABAMA BANK, a corporation, shall continue to have all rights and powers granted to it under said mortgage, except as to the above described premises.

IN WITNESS WHEREOF, the undersigned, FIRST ALABAMA BANK, a corporation, has caused these presents to be executed by Janice B. McCormick its Loan Quality Control Officer, duly authorized thereto, on this the 6TH day of DECEMBER, 1996.

REGIONS BANK

By: Janice B. McCormick
Its Loan Quality Control Officer

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned authority, a Notary Public in and for Said County and State hereby certify that Janice B. McCormick whose name as Loan Quality Control Officer of FIRST ALABAMA BANK, a corporation, is signed to the foregoing release, and who is known to me, acknowledge before me, on this day, that being informed of the contents of the conveyance, she, 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 6TH day of DECEMBER, 1996.

Carol Fayell Wooley
NOTARY PUBLIC
5/25/98

Inst # 1996-42242

12/26/1996-42242
01:13 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 8.50

Inst # 1996-42242