

STATE OF ALABAMA }  
JEFFERSON COUNTY  
SHELBY

FULL SATISFACTION OF RECORDED LIEN

ST CLAIR FEDERAL SAVINGS BANK NOW BY MERGER

Know All Men By These Presents, That, the undersigned NATIONAL BANK OF COMMERCE OF

BIRMINGHAM

, acknowledges full payment of the indebtedness secured by that certain

(Real Property) (~~TAXPAYER'S PROPERTY~~) mortgage executed by \_\_\_\_\_

CHARLES E BEARDEN AND WIFE PEGGY BEARDEN

SHELBY

which said mortgage was recorded in the office of the Judge of Probate Court of JEFFERSON County, Alabama,

In \_\_\_\_\_ Book No. 300, Page No. 128-131, (and assigned to \_\_\_\_\_

In \_\_\_\_\_ Book No. \_\_\_\_\_, Page \_\_\_\_\_,) and the undersigned does further hereby release

and satisfy said mortgage.

SEE EXHIBIT "A"

Inst # 1997-17898

06/09/1997-17898  
08:54 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
002 BNA 11.00

In Witness Whereof, the undersigned, NATIONAL BANK OF COMMERCE OF BIRMINGHAM

has caused these presents to be executed this 29TH day of MAY, 19 97.

NATIONAL BANK OF COMMERCE OF BIRMINGHAM

BY: John R. Bragg

JOHN R. BRAGG  
ITS: SENIOR VICE PRESIDENT

STATE OF ALABAMA }  
JEFFERSON COUNTY

I, the undersigned Notary Public, in and for said County in said State, hereby certify that \_\_\_\_\_

JOHN R. BRAGG

whose name (as SENIOR VICE PRESIDENT)

NATIONAL BANK OF COMMERCE OF BIRMINGHAM corporation) is signed to the foregoing instrument, 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 this 29TH day of MAY, 19 97

THIS INSTRUMENT WAS PREPARED BY  
NATIONAL BANK OF COMMERCE OF BIRMINGHAM  
P. O. BOX 10686  
BIRMINGHAM, AL. 35202

Gloria C. Smith  
Notary Public

NOTARY PUBLIC STATE OF ALABAMA AT LARGE  
MY COMMISSION EXPIRES: Jan. 3, 2001.  
BONDED THRU NOTARY PUBLIC UNDERWRITERS

THIS MORTGAGE ("Security Instrument") is given on 31st day of May 19 90 The grantor is Charles E. Bearden and wife Peggy Bearden ("Borrower"). This Security Instrument is given to ST. CLAIR FEDERAL SAVINGS BANK, which is organized and existing under the laws of Alabama, and whose address is 1920 First Avenue North — Pell City, Alabama 35125 ("Lender"). Borrower owes Lender the principal sum of Seventy one thousand, one hundred and fifty dollars and no/100----- Dollars (U.S. \$71,150.00). This debt is evidenced by Borrower's note dated the same date as this Security Instrument ("Note"), which provides for monthly payments, with the full debt, if not paid earlier, due and payable on June 1, 2020. This Security Instrument secures to Lender: (a) the repayment of the debt evidenced by the Note, with interest, and all renewals, extensions and modifications; (b) the payment of all other sums, with interest, advanced under paragraph 7 to protect the security of this Security Instrument; and (c) the performance of Borrower's covenants and agreements under this Security Instrument and the Note. For this purpose, Borrower does hereby mortgage, grant and convey to Lender and Lender's successors and assigns, with power of sale, the following described property located in Shelby County, Alabama:

Commence at the Northeast corner of the E 1/2 of the NE 1/4 of the SE 1/4 of the NE 1/4 of Section 10, Township 18 South, Range 1 East, thence in a westerly direction along the North line of said E 1/2 of NE 1/4 of SE 1/4 of NE 1/4 a distance of 190.00 feet to the point of beginning of the tract herein described; thence continue westerly along the last named course 140.00 feet; thence 88°26' to the left in a southerly direction 544.88 feet to the Northwesterly right-of-way line of a County road; thence 104°32' to the left along said right-of-way 144.57 feet; thence 75°28' to the left 512.43 feet to the point of beginning; being situated in Shelby County, Alabama.

SUBJECT TO:

Mineral and mining rights not owned by grantor.

Inst # 1997-17898

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SHELBY COUNTY JUDGE OF PROBATE

002 SNA 11.00

which has the address of \_\_\_\_\_, \_\_\_\_\_, \_\_\_\_\_  
[Street] [City]

Alabama \_\_\_\_\_ ("Property Address");  
[Zip Code]

TO HAVE AND TO HOLD this property unto Lender and Lender's successors and assigns, forever, together with all the improvements now or hereafter erected on the property, and all easements, rights, appurtenances, rents, royalties, mineral, oil and gas rights and profits, water rights and stock and all fixtures now or hereafter a part of the property. All replacements and additions shall also be covered by this Security Instrument. All of the foregoing is referred to in this Security Instrument as the "Property."

BORROWER COVENANTS that Borrower is lawfully seised of the estate hereby conveyed and has the right to mortgage, grant and convey the Property and that the Property is unencumbered, except for encumbrances of record. Borrower warrants and will defend generally the title to the Property against all claims and demands, subject to any encumbrances of record.

THIS SECURITY INSTRUMENT combines uniform covenants for national use and non-uniform covenants with limited variations by jurisdiction to constitute a uniform security instrument covering real property.