

This instrument prepared by
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Bradley Arant Rose & White LLP
2001 Park Place, Suite 1400
Birmingham, Alabama 35203-2736

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 Jo Ann Maxwell and Felix Neil Maxwell do hereby release the real property described hereinbelow from the lien of the following described mortgages:

1. Mortgage given by Ronald E. Epstein and Marian S. Epstein recorded as Instrument #1995-11147 in the Office of the Judge of Probate of Shelby County, Alabama
2. Mortgage given by Ronald E. Epstein and Marian S. Epstein recorded as Instrument #1995-11148 in said Probate Office
3. Mortgage given by Leslie B. Siegelman and Jacqueline C. Siegelman recorded as Instrument #1995-11145 in said Probate Office
4. Mortgage given by Ronald E. Epstein and Yasuhiko Jyama and James M. Burnett, Jr. as Instrument #1995-11144 in said Probate Office

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and the undersigned does hereby release, remise, quit claim, and convey unto EBSCO Industries, Inc. all of the right, title, and interest of the undersigned in and to the following described real estate situated in Shelby County, Alabama, to-wit:

The northwest quarter of the southwest quarter of Section 29, Township 19 South, Range 1 West, Shelby County, Alabama.

LESS AND EXCEPT THE FOLLOWING:

Commence at the northwest corner, a 2" open pipe found, of Section 29, Township 19 South, Range 1 West, Shelby County, Alabama, and run in a southerly direction along the west line of said section a distance of 2620.15 feet to the point of beginning of the herein described parcel, a rebar with a yellow plastic cap bearing the certificate of authorization of Paragon Engineering, Inc. at the northwest corner of the southwest quarter of said section, said point being 2620.16 feet north of a pine knot in a rock pile found at the southwest corner of said section; thence deflect $90^{\circ} 43' 44''$ to the left and run in an easterly direction along the north line of the northwest quarter of the southwest quarter of said section a distance of 1323.74 feet to the northeast corner, a rebar with a yellow plastic cap bearing the certificate of authorization of Paragon Engineering, Inc. of said quarter-quarter section; thence turn an interior angle of $89^{\circ} 11' 43''$ and run to the right in a southerly direction along the east line of said quarter-quarter section a distance of 223.61 feet to a point of intersection of said line with the north railroad right-of-way line, a rebar with a yellow plastic cap bearing the certificate of authorization of Paragon Engineering, Inc.; thence turn an interior angle of $111^{\circ} 03' 54''$ to the tangent of a curve and run to the right in a southwesterly direction along the north right-of-way of said railroad being a curve to the left having a central angle of $0^{\circ} 09' 39''$, a radius of 1196.28 feet, and an arc of 3.36 feet to a point that has not been set; thence turn an interior angle from the tangent of the last described curve of $68^{\circ} 45' 26''$ and run to the right in a northerly direction through an iron found that bears a plastic cap bearing the certificate of authorization number 4848, and run a distance of 194.91 feet to an iron found bearing the same certificate of authorization; thence turn an interior angle of $270^{\circ} 54' 15''$ and run to the left in a westerly direction along the meander of the fence a distance of 340.86 feet to point; thence turn an interior angle of $179^{\circ} 25' 45''$ and run to the right in a westerly direction along the meander of the fence a distance of 650.59 feet to a point; thence turn an interior angle of $180^{\circ} 18' 36''$ and run to the left in a westerly direction along the meander of the fence a distance of 329.09 feet to a point of intersection of said fence with the west line of said section, a rebar with a yellow plastic cap bearing the certificate of authorization of Paragon Engineering, Inc.; thence turn an interior angle of $89^{\circ} 47' 46''$ and run to the right in a northerly direction along the west line of said section a distance of 15.80 feet, more or less, to the point of beginning.

It is expressly understood and agreed that this release shall not in any manner affect the lien of said mortgages as to the remainder of the property described in and secured by said mortgages.

IN WITNESS WHEREOF, we have hereunto set our hands and seals on the 2nd day of July, 1997.

Jo Ann Maxwell
Jo Ann Maxwell

Felix Neil Maxwell
Felix Neil Maxwell

STATE OF ALABAMA)

SHELBY COUNTY)

I, the undersigned, a notary public in and for said county in said state, hereby certify that Jo Ann Maxwell and Felix Neil Maxwell, whose names are signed to the foregoing instrument and who are known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they executed the same voluntarily on the day the same bears date.

Given under my hand and seal the 2nd day of July, 1997.

Donna C. Drummond
Notary Public

[NOTARIAL SEAL]

My commission expires May 15, 1999

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