

PARTIAL MORTGAGE RELEASE

STATE OF ALABAMA
SHELBY COUNTY

KNOWN ALL MEN BY THESE PRESENTS, that whereas, James A. Reddell & wife, Nancy T. Reddell executed mortgage to First National Bank of Shelby County, formerly known as First National Bank of Columbiana which is recorded in Instrument Number 1996-41938, in the Probate Office of Shelby County, Alabama.

Whereas, James A. Reddell & wife, Nancy T. Reddell desires to pay the sum of One and 00/100 Dollar to said First National Bank of Shelby County on said mortgage and to have the land described below released from said mortgage and said First National Bank of Shelby County desires to accept said consideration for the releasing of said property and agrees to release said land from said mortgage;

Now, therefore, the undersigned First National Bank of Shelby County in consideration of One and 00/100 Dollar being paid to said First National Bank of Shelby County in hand paid by the said James A. Reddell & wife, Nancy T. Reddell the receipt whereof is hereby acknowledged, does hereby release, remise and quit claim unto the said James A. Reddell & wife, Nancy T. Reddell, all the right, title and interest acquired under said mortgage in and to that part of the premises conveyed therein, and described as follows, to-wit;

Easement for a roadway over and across the following described property, to wit:

A parcel of land in the East 1/2 of the NW 1/4 of Section 26, Township 21 South, Range 1 West, being the same land described in a deed to James A. and Nancy T. Reddell, recorded in Real Book 392 at page 517, of the real property records of Shelby County, Alabama. Said parcel of land being more particularly described as follows:

Commencing at the NE corner of the NW 1/4 of the NW 1/4 of said Section 26; thence South 00 deg. 05 min. 47 sec. West along the east line of said sixteenth section, a distance of 1236.14 feet to the South right-of-way of State Highway No. 70; thence South 80 deg. 53 min. 47 sec. West along said right-of-way, a distance of 489.96 feet, to a 1/2 inch rebar, found at the point of beginning; thence South 78 deg. 27 min. 54 sec. West along said right-of-way, a distance of 165.03 feet, to a 1/2 inch rebar, found; thence South 07 deg. 22 min. 33 sec. East, passing at 613.34 feet, a 1/2 inch rebar with a cap stamped "S. Wheeler RPLS 16165", set for reference, a total distance of 675.24 feet to the center of Town Creek; thence along the meanders of Town Creek the following courses: South 84 deg. 55 min. 32 sec. East a distance of 32.47 feet, South 46 deg. 24 min. 36 sec. East a distance of 51.09 feet, South 83 deg. 30 min. 23 sec. East a distance of 50.49 feet; thence North 03 deg. 24 min. 43 sec. West passing at 62.18 feet a 1/2 inch rebar with cap stamped "S. Wheeler RPLS 16165", set for reference, a total distance of 747.78 feet to the point of beginning. The herein described parcel contains 2.83 acres of land being situated in Shelby County, Alabama.

TO HAVE AND TO HOLD to the said James A. Reddell & wife, Nancy T. Reddell, and to his or their successors and assigns forever.


It is understood and agreed that this release shall not in any way impair or affect the right of the said mortgagee to hold the remainder to the premises conveyed in said mortgage and not hereby released as security for that part of the mortgage indebtedness remaining unpaid on said mortgage.

10/13/1998-40267
09:12 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 CRH 12.00

Inst. # 1998-40267

IN WITNESS WHEREOF, the Grantor First National Bank of Shelby County has hereunto set its hands and seals this the 15th day of October, 1998.

FIRST NATIONAL BANK OF SHELBY COUNTY


William R. Justice
In-House Counsel

STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that William R. Justice whose name as In-House Counsel of First National Bank of Shelby County is signed to this instrument, and who is known to me acknowledged before me on this day that, being informed of the contents of such instrument, he as such officer and with full authority, executed the same voluntarily for and as the act of said corporation (bank).

Given under my hand and seal this the 15th day of October, 1998.


Notary Public

My Commission Expires: 7-3-2002

Inst # 1998-40267

10/15/1998-40267
09:12 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 CRH 12.00