

STATE OF ALABAMA

SHELBY COUNTY

PARTIAL RELEASE OF MORTGAGE

KNOW ALL MEN BY THESE PRESENTS that, the undersigned, Peoples Bank & Trust Company, the owner and holder of the indebtedness secured by that certain mortgage executed by J. Dennis Sims d/b/a JDS Homes to Peoples Bank & Trust Company, on the 4th day of September, 1998, and recorded in *Instrument No. 1998-37029* in the Office of Probate, Shelby County, does hereby release the property described as follows: *Lot 28, according to the Survey of Willow Cove, Phase 2, as recorded in Map Book 24, Page 49, in the Probate Office of Shelby County, Alabama*; from the lien and operation of the aforesaid mortgage, and the undersigned does release said property to the mortgagor, his successors or assigns.

This partial release shall have no effect to the remaining property described or referred to in the aforesaid mortgage, and, as to such remaining property, the aforesaid mortgage shall remain in full force and effect.

IN WITNESS WHEREOF, the undersigned has hereunto set hand and seal on this the

12 day of August, 1999.

By:

Agnes M. Niven
Agnes M. Niven, Vice President
Authorized Agent for Peoples Bank & Trust Company

STATE OF ALABAMA

SHELBY COUNTY

ACKNOWLEDGMENT

I, the undersigned authority, a Notary Public in and for said County, and in said State, hereby certify that Agnes M. Niven, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this the 12 day of August, 1999.

Robert L. Steyl
Notary Public
Commission Expires: 12-1-99

This instrument prepared by:
Christopher R. Smitherman
Attorney at Law
P. O. Box 281
831 Island Street
Montevallo, AL 35115

Inst # 1999-34569

08/17/1999-34569
12:01 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 CRH 8.50