

PARTIAL RELEASE OF MORTGAGE

WHEREAS LINDA RENN PIERCE D/B/A ASHLEY'S, (Mortgagor) by a Mortgage, dated, March 10, 2000 and recorded in the Office of the Judge of Probate, Shelby County, Alabama, recorded as Instrument # 2000-07910 granted and conveyed to First United Security Bank (Mortgagee) its successors and assigns, the premises in the Mortgage to secure the payment of a certain debt or sum in the principal amount \$120,000.00 pursuant with the terms of the note. and

WHEREAS the Mortgagor has requested the Mortgagee to release from the lien of the Mortgage the property described below:

NOW THEREFORE, the Mortgagee has granted, released, quit claimed, exonerated, and discharged, and by these presents does grant, release, quit-claim, exonerate, and discharge, to the Mortgagor, and its successors and assigns, all of the property described as follows:

Part of the SW $\frac{1}{4}$ of SW $\frac{1}{4}$, Section 28, T-22-S, R-3-W, identified as Tract No. 3 on Project No. BR-458(6) in Shelby County, Alabama and being more fully described as follows:

Commencing at the Northeast Corner of said NE $\frac{1}{4}$ of NE $\frac{1}{4}$, thence west along the north line of said NE $\frac{1}{4}$ of NE $\frac{1}{4}$ a distance of 234.31 feet to the existing west right of way line of State Route 119; thence northerly along said existing west right of way line a distance of 263.50 feet to the south property line and the point of beginning of the property herein to be conveyed; thence westerly along said south property line a distance of 39.07 feet to a point that is 60 feet westerly of and radial to the centerline of said State Route 119 at Station 15+81.58; thence northerly, parallel with the centerline of construction of said project, along a curve to the left, having a radius of 685 feet, a distance of 75 feet to a point that is 60 feet westerly of and at right angles to said centerline at Station 16+50; thence northeasterly a distance of 99.43 feet to a point that is 36.10 feet westerly of and radial to said centerline at Station 17+39.70 and the existing right of way line of said State Route 119; thence southerly along said existing right of way line a distance 176.94 feet, to the point of beginning. Containing 0.0736 acre, more or less.

The Grantor's, the successors and Assigns of said grantors herein, hereby reserves the mineral rights to the property hereby conveyed to the State of Alabama, but it is understood and agreed by and between the parties to this conveyance that the rights so reserved will in no way affect or interfere with any maintenance of public roads and highways on the property herein conveyed.

TO HOLD THAT PROPERTY, with all appurtenances belonging or pertaining to it, to the Mortgagor, and its successors and assigns, forever freed, exonerated, and discharged from the lien of the Mortgage.

PROVIDED that nothing contained in this Release shall in any way affect, alter, or diminish the lien or encumbrance of the Mortgage on the remaining part of the property, or the remedies at law for recovering against the Mortgagor, or its successors or assigns, the unpaid balance of the principal sum, with interest, as secured by the Mortgage.

IN WITNESS WHEREOF, the undersigned has executed this Partial Release of Mortgage on the 25TH day of OCTOBER, 2002.

FIRST UNITED SECURITY BANK

BIBB COUNTY

BY: Willie R. Dunn

ITS: SENIOR VICE PRESIDENT

STATE OF ALABAMA)
COUNTY)

I, HAZEL L. JOHNSON, a Notary Public, in and for said county and State, hereby certify that WILLIE R. DUNN, whose name(s) is/are signed to the foregoing Partial Release of Mortgage, and who is/are known to me, acknowledged before me on this day that, being informed of the contents of this conveyance, WILLIE R. DUNN as such officer and with full authority, executed the same voluntarily, for and as the act of said corporation on the day the same bears date.

Given under my hand and official seal this 25TH day of OCTOBER, 2002.

Hazel L. Johnson

NOTARY PUBLIC