20050824000435870 1/1 $13.00
Shelby Cnty Judge of Probate,AL
08/24/2005 10:47:30AM FILED/CERT

This instrument was prepared by: Mike T. Atchison, Attorney at Law
Post Office Box 822
Columbiana, Alabama 35051

STATE OF ALABAMA
SHELBY COUNTY

PARTIAL RELEASE

For value received, the undersigned FIRST UNITED SECURITY BANK does hereby release the hereinafter particularly described property from the mortgage from JEFF FALKNER, JR., to FIRST UNITED SECURITY BANK, dated September 10, 2004, and recorded in Instrument #20040915000511780, said mortgage being corrected and re-recorded in Instrument #20041007000554410, and further corrected and re-recorded in Instrument #20041201000656340, in the Probate Office of Shelby County, Alabama.

A parcel of land situated in the SW 1/4 of the SW 1/4 of Section 25 and the NW 1/4 of the NW 1/4 of Section 36, all in Township 21 South, Range 1 West, City of Columbiana, Shelby County, Alabama, and being more particularly described as follows:
PARCEL 2:
Commence at the Southwest corner of Section 25, Township 21 South, Range 1 West; thence North 00 degrees 00 minutes 00 seconds East, a distance of 432.86 feet; thence South 89 degrees 47 minutes 47 seconds East, a distance of 205.26 feet; thence South 28 degrees 10 minutes 40 seconds East, a distance of 275.10 feet; thence South 67 degrees 50 minutes 38 seconds West, a distance of 170.80 feet; thence South 23 degrees 50 minutes 22 seconds East, a distance of 60.03 feet to a point lying on the northeasterly R.O.W. line of Shelby County Highway 47, 50' R.O.W.; thence continue along the last described course and R.O.W. line, a distance of 33.67 feet to a point, said point being the beginning of a non tangent curve to the left, having a radius of 2,834.79 feet, a central angle of 01 degree 19 minutes 47 seconds and subtended by a chord which bears South 24 degrees 46 minutes 12 seconds East, and a chord distance of 65.80 feet; thence along the arc of said curve and said R.O.W. line, a distance of 65.80 feet to the POINT OF BEGINNING, said point being the beginning of a compound curve to the left, having a radius of 2834.79 feet, a central angle of 03 degrees 44 minutes 34 seconds and subtended by a chord which bears South 27 degrees 18 minutes 22 seconds East, and a chord distance of 185.14 feet; thence along the arc of said curve and said R.O.W. Line, a distance of 185.17 feet; thence South 26 degrees 53 minutes 55 seconds East and along said R.O.W. line, a distance of 15.35 feet; thence North 88 degrees 22 minutes 24 seconds East, and leaving said R.O.W. line a distance of 120.00 feet; thence North 22 degrees 14 minutes 01 seconds West, a distance of 132.29 feet; thence North 27 degrees 25 minutes 06 seconds West, a distance of 110.00 feet; thence South 67 degrees 49 minutes 11 seconds West, a distance of 120.00 feet to the POINT OF BEGINNING.

According to the survey of Rodney Shiflett, dated July 7, 2005.

But it is expressly understood and agreed that this release shall in no ways, and to no extent whatever, affect the lien of said mortgage as to the remainder of the property described in and secured by said mortgage. The undersigned is the owner of the promissory note secured by the said mortgage.

In Witness Whereof, the undersigned, FIRST UNITED SECURITY BANK, by Ed Oliver, its Loan Officer, who is duly authorized, has caused these presents to be executed this ___ day of August, 2005.

FIRST UNITED SECURITY BANK

Ed Oliver

by: Ed Oliver, its Loan Officer

STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned authority, a Notary Public, in and for said County, in said State, hereby certify that Ed Oliver, whose name as Loan Office of First United Security Bank, 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, as such officer and with full authority, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 17 day of August, 2005.

Lisa Beasley

Notary Public

My commission expires:

LISA BEASLEY
Notary Public, AL State at Large
My Comm. Expires May 25, 2008