20050928000504460 1/1 $12.00
Shelby Cnty Judge of Probate, AL
09/28/2005 09:16:32AM FILED/CERT

STATE OF ALABAMA)
:
SHELBY COUNTY)

RATIFICATION OF PLAT AND RESTRICTIONS OF
OAK BROOK SUBDIVISION

KNOW ALL MEN BY THESE PRESENTS: That whereas, **EDWARDS SPECIALTIES, INC.**, a corporation did cause the plat of **OAK BROOK SUBDIVISION** to be filed in Map Book 35, Page 106, Probate Records of Shelby County, Alabama; and,

WHEREAS, **EDWARDS SPECIALTIES, INC.** did heretofore execute a mortgage to **AMSOUTH BANK** on the 15th day of April, 2004, which mortgage appears of record as Document No. 20040416000199360, Probate Records of Shelby County, Alabama, which was subsequently modified by that certain Mortgage Modification Agreement dated the 13th day of January, 2005 and recorded as Document No. 20050118000024810, aforesaid Probate Records; and,

WHEREAS, **AMSOUTH BANK** has been requested, as Mortgagee, to ratify and confirm the plat of **OAK BROOK SUBDIVISION** as recorded in Map Book 35, Page 106, Probate Records of Shelby County, Alabama, and further ratify and confirm the restrictive covenants for **OAK BROOK SUBDIVISION** appearing of record as Document No. _____, aforesaid Probate Records in order that that the same shall have full and binding effect on all future owners of the lots in said subdivision.

NOW, THERFORE, in consideration of the premises and other good and valuable benefits received, the receipt and sufficiency of which are hereby acknowledged, the undersigned, **AMSOUTH BANK**, does hereby ratify, confirm and consent to the plat of **OAK BROOK SUBDIVISION** as recorded in Map Book 35, Page 106, for the purpose of giving full force and effect to the platting of the lands embraced in said plat as contemplated and required by law and further ratify, confirm and consent to the restrictive covenants of **OAK BROOK SUBDIVISION** recorded as Document No. 20050928000504450, Probate Records of Shelby County, Alabama, for the purpose of giving full force and effect to the easements, restrictions, terms and conditions contained therein so that the same shall be binding on all parties having any right, title or interest in said lots in said subdivision.

IN WITNESS WHEREOF, the undersigned, **AMSOUTH BANK** has caused these presents to be executed by its authorized officer on this the 26th day of September, 2005.

AMSOUTH BANK

By: _____
Its Vice President

STATE OF ALABAMA)
:
MADISON COUNTY)

I, the undersigned, a Notary Public in and for said county and in said state, hereby certify that, **RANDELL L. DICKSON,** whose name as Vice President of **AMSOUTH BANK,** a state banking corporation, is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that being informed of the contents of the instrument, he, as such officer and with full authority, executed the same voluntarily for and as the act of said state banking corporation.

Given under my hand this the 26th day of September, 2005.

_____
Notary Public
My Commission Expires: NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: Aug 8, 2007
BONDED THRU NOTARY PUBLIC UNDERWRITERS

THIS INSTRUMENT PREPARED BY: JAMES G. HARRISON; STEPHENS, MILLIRONS HARRISON & GAMMONS, P.C.
2430 L&N DRIVE, HUNTSVILLE, AL 35801