20080306000092070 1/2 $16.00
Shelby Cnty Judge of Probate,AL
03/06/2008 12:46:24PM FILED/CERT

STATE OF ALABAMA

COUNTY OF SHELBY

PARTIAL RELEASE OF MORTGAGE

Know All Men by These Presents, that the undersigned **AMTRUST BANK, a Federally chartered savings bank, formerly known as OHIO SAVINGS BANK,** acknowledges full payment of the indebtedness secured by that certain real property mortgage executed by **ADAMS HOMES, L.L.C.,** recorded as Document #20050815000418600 and modified in Document #20060412000171240 and UCC 20060412000171250 in the Office of the Judge of Probate of Shelby County, Alabama, and by these presents does hereby release and convey unto Adams Homes, L.L.C. , as recorded in this title, claim, interest and demand in and to the following described real property by virtue of the following:

Lot 76, according to the plat of Old Ivy Subdivision, Phase II, being a resurvey of portions of Lots 22 - 32 Tract Fifty One Subdivision, Parcel "B", recorded in Map Book 11, Page 26, as recorded in Map Book 36, Page 6-A and Document #20051027000561200, in the Office of the Judge of Probate of Shelby County, Alabama.

Excepting therefrom all interests in and to all oil, gas and other minerals, in on and/or under said property and all rights in connection therewith which may have been granted, reserved or released to others including but not limited to those rights referred to in instruments of record in Book 114, Page 193 and Book 144, Page 196, and Doc No. 20050815000418520, in the office of the Judge of Probate of Shelby County, Alabama.

Further excepting therefrom any restrictions, reservations, setbacks and easements, if any, as shown on the plat recorded in Document No. 20050614000290310, in the Office of the Judge of Probate of Shelby County, Alabama; and

Further excepting therefrom Easement/Right of way granted to Alabama Power Company in Deed Book 121, Page 464, Deed Book 188, Page 43 AND Deed Book 80, Page 195, in the Office of the Judge of Probate of Shelby County, Alabama.

Further excepting therefrom Timber Deed as recorded in Instrument No. 1995-28005, in the Office of the Judge of Probate of Shelby County, Alabama.

It being distinctly understood, however, that all other property in said Mortgage shall be and continue to remain in all respects to said Mortgage and that all covenants and undertakings of the conveyances shall continue in full force and effect, and the said shall continue to have all rights and powers granted to it under said conveyances, except as to the above described property.

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In Witness Whereof, the undersigned has caused these presents to be executed this 20 day of February, 2008.

AMTRUST BANK

Scott Hoffner (SEAL)
By: Scott Hoffner
Its: Bank Officer

STATE OF Ohio
COUNTY OF Lake

I, the undersigned Notary Public hereby certify that Scott Hoffner, as Bank Officer of AMTRUST BANK, 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 said conveyance, he/she executed the same voluntarily in his/her capacity as said officer on the day the same bears date.

GIVEN under my hand and official seal this 26 day of February, 2008.

Kimberly L Frecka (SEAL)
NOTARY PUBLIC
My comm. Expires: 9/27/2011

PREPARED BY:
RICHARD CHESNUT
307 RANDOLPH AVE
HUNTSVILLE, AL 35801

NOTARIAL SEAL STATE OF OHIO

KIMBERLY L. FRECKA
Notary Public, State of Ohio
Lake County
My Commission Expires
September 27, 2011