

Prepared by and other recording return to:

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420 North 20th Street; Suite 3400
Birmingham, Alabama 35203

PARTIAL RELEASE OF MORTGAGE

STATE OF ALABAMA)
COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS, That whereas the undersigned **SERVISFIRST BANK**, an Alabama banking corporation (the "Mortgagee"), is the owner and holder of record of that certain Future Advance Mortgage, Assignment of Rents and Leases and Security Agreement (Alabama) dated as of May 2, 2007, executed by **UNION STATION, LLC**, an Alabama limited liability company (the "Mortgagor") in favor of Mortgagee, and recorded as Instrument No. 20070525000244070 in the Office of the Judge of Probate of Shelby County, Alabama (as amended from time to time, the "Mortgage").

WHEREAS, for the consideration set forth below, Mortgagee has agreed to release from the lien of the Mortgage the real property more particularly described on Exhibit A attached hereto.

NOW, THEREFORE, in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, Mortgagee does hereby release from the lien, operation and effect of the Mortgage the real property more particularly described on Exhibit A attached hereto.

This is a partial release only. As to all other land described and conveyed in the Mortgage, the lien thereof shall remain in full force and effect unaffected by this release. Nothing herein shall be deemed a payment in full of the debt secured by the Mortgage. This partial release shall be recorded with the Judge of Probate of Shelby County, Alabama.

[Remainder of Page Intentionally Left Blank]

IN WITNESS WHEREOF, Mortgagee has executed this Partial Release on this the 15th day of July, 2009.

SERVISFIRST BANK


By: [Signature]
Its: Commercial Banking Officer

STATE OF ALABAMA)
COUNTY OF Jefferson)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Preston Reeder, whose name as Commercial Banking Officer of ServisFirst Bank, an Alabama 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 said instrument, he, as such officer and with full authority, executed the same voluntarily for and as the act of said Alabama banking corporation.

Given under my hand and official seal, this the 15th day of July, 2009.

[Signature] [SEAL]
Notary Public
My Commission Expires: 6/20/09


20090727000287100 2/3 \$17.00
Shelby Cnty Judge of Probate, AL
07/27/2009 12:34:00 PM FILED/CERT



20090727000287100 3/3 \$17.00
Shelby Cnty Judge of Probate, AL
07/27/2009 12:34:00 PM FILED/CERT

EXHIBIT A

Lots 3, 4, 5, 45 and 46, according to the Survey of Union Station, Phase I, as recorded in Map Book 41, Page 41, in the Probate Office of Shelby County, Alabama.