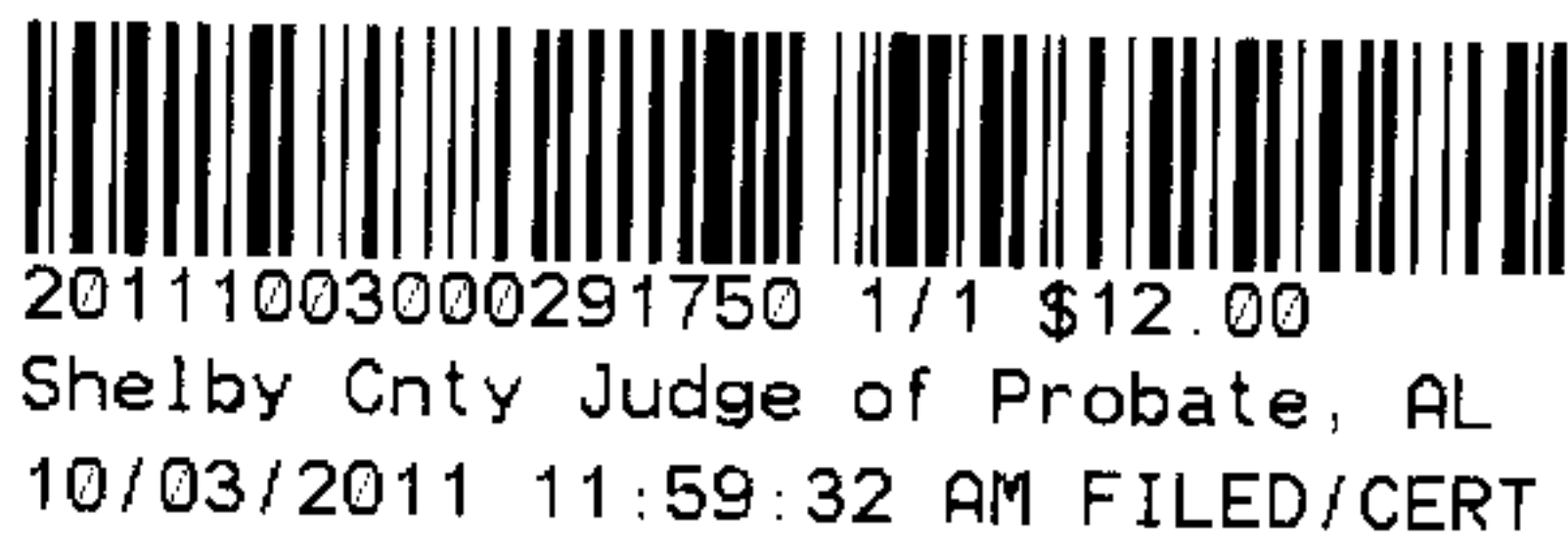


Recording Requested By:
BRANCH BANKING & TRUST CO.

When Recorded Return To:

RELI SETTLEMENT SOLUTIONS, LLC(2850)
2850 CAHABA ROAD
#140
MOUNTAIN BROOK, AL 35223



RELEASE OF MORTGAGE

BRANCH BANKING & TRUST CO. #:000006992824105 "BEARD" Lender ID:A07/715/591374218 Shelby, Alabama
MERS #: 100319243090802224 SIS #: 1-888-679-6377

KNOW ALL MEN BY THESE PRESENTS, that MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC, hereinafter referred to as the Mortgagee, DOES HEREBY CERTIFY, that a certain Mortgage made and executed by JEFFREY LYNN BEARD II AND LISA LYNN BEARD, AS HUSBAND AND WIFE to secure payment of the principal sum of \$300,560.00 plus interest, originally to RENASANT BANK, in the County of Shelby, and the State of Alabama, Dated: 09/11/2009 Recorded: 09/18/2009 in Book/Reel/Liber: N/A Page/Folio: N/A as Instrument No.: 20090918000357950, is now Paid and Satisfied, and is therefore discharged.

In all references in this instrument to any party, the use of a particular gender or number is intended to include the appropriate gender or number as the case may be.

IN WITNESS WHEREOF, the said Mortgagee has set his hand and has caused these presents to be signed by its duly authorized officer(s).

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC
On September 28th, 2011

By: Marcia L Pridgeon
MARCIA L PRIDGEON, Assistant
Vice-President

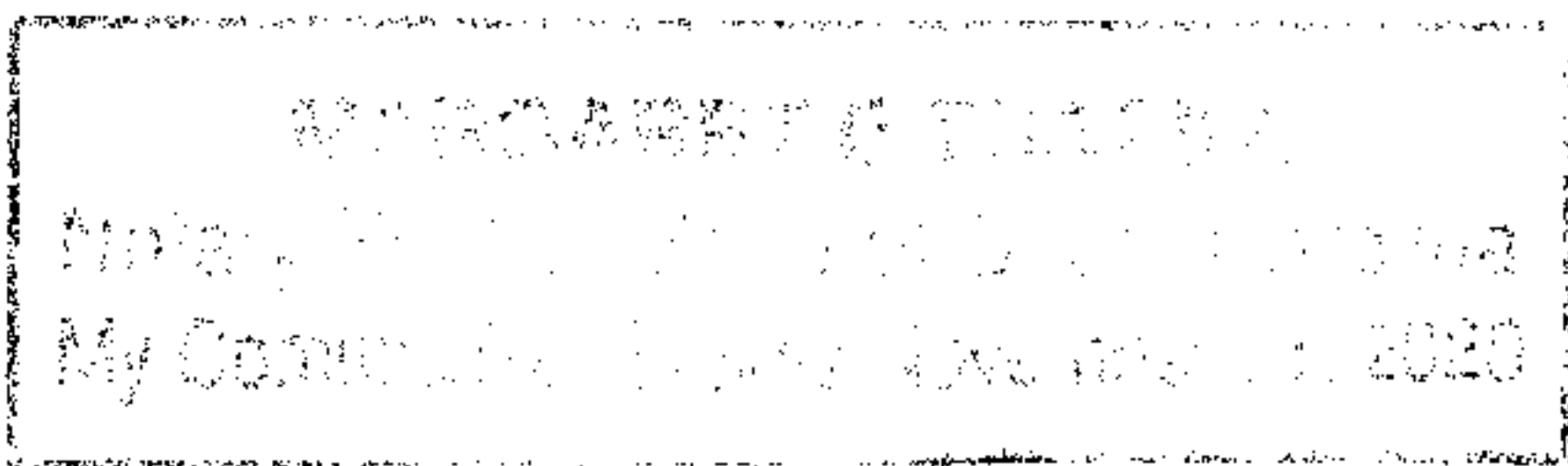


STATE OF South Carolina
COUNTY OF Anderson

On September 28th, 2011, before me, MARGARET E TRAPKA , a Notary Public in and for ANDERSON County, in the State of SOUTH CAROLINA, personally appeared MARCIA L PRIDGEON, Assistant Vice-President, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity, and that by his/her/their signature on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.WITNESS my hand and official seal,

WITNESS my hand and official seal,

Margaret E Trapka
MARGARET E TRAPKA
Notary Expires: 11/01/2020



(This area for notarial seal)

Prepared By: Maggie Trapka, BRANCH BANKING & TRUST CO. PO BOX 2127, GREENVILLE, SC 29602-2127 800-295-5744