



20120413000128360 1/2 \$23.00
Shelby Cnty Judge of Probate, AL
04/13/2012 03:07:54 PM FILED/CERT

This Instrument was Prepared by:
Clayton T. Sweeney
2700 Highway 280 East, Suite 160
Birmingham, AL 35223

STATE OF ALABAMA)
 :
COUNTY OF SHELBY)

Loan #: 92-10000247-26

PARTIAL RELEASE OF LIEN

KNOW ALL MEN BY THESE PRESENTS, That for value received, the undersigned, COMPASS MORTGAGE CORPORATION, does hereby release the hereinafter particularly described property from the lien of that certain mortgage executed by THE VILLAGE AT HIGHLAND LAKES IMPROVEMENT DISTRICT, an Alabama corporation, dated December 28, 2006 and recorded on December 29, 2006, as recorded in Instrument No. 20061229000637690, Partial Release of Mortgage and Substitution of Security recorded in Instrument No. 20081023000415250 and modified in Instrument No. 20081222000472530; that certain mortgage executed by THE VILLAGE AT HIGHLAND LAKES IMPROVEMENT DISTRICT, an Alabama corporation (Borrower) and THE VILLAGE AT HIGHLAND LAKES, INC., an Alabama corporation (Mortgagor), dated December 28, 2006 and recorded on December 29, 2006, as recorded in Instrument No. 20061229000637710, Partial Release of Mortgage and Substitution of Security recorded in Instrument No. 20081023000415250 and modified in Instrument No. 20081222000472550 and that certain mortgage executed by THE VILLAGE AT HIGHLAND LAKES, LTD. (Accommodation Mortgagor) and THE VILLAGE AT HIGHLAND LAKES IMPROVEMENT DISTRICT (Borrower), dated December 28, 2006 and recorded December 29, 2006, as Instrument No. 20061229000637730, Partial Release of Mortgage and Substitution of Security recorded in Instrument No. 20081023000415250 and modified in Instrument No. 20081222000472540, all recorded in the Probate Office of Shelby County, Alabama, and for said consideration, the receipt of which is hereby acknowledged, the undersigned does hereby remise, release, all of its right, title and interest of the undersigned in and to the following described property located in SHELBY COUNTY, STATE OF ALABAMA, to wit:

Lot 24, according to a Private Subdivision for Single Family Residences, The Village at Highland Lakes, Regent Park Neighborhood, as recorded in Map Book 37, Page 130, in the Office of the Judge of Probate of Shelby County, Alabama.

Together with nonexclusive easement to use the private roadways, common areas all as more particularly described in the Easements and Master Protective Covenants for The Village at Highland Lakes, a Residential Subdivision, recorded as Instrument No. 20060421000186650 in the Probate Office of Shelby County, Alabama, and the Declaration of Covenants, Conditions and Restrictions for The Village at Highland Lakes, Regent Park Neighborhood, recorded as Instrument No. 20070223000084910, in the Probate Office of Shelby County, Alabama (which, together with all amendments thereto, is hereinafter collectively referred to as the "Declaration").

But it is expressly understood and agreed that this release shall in no wise, 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 now the owner of said mortgage and all of the unpaid notes secured thereby.



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IN WITNESS WHEREOF, Ben Hendrix, whose name as Senior Vice President of COMPASS MORTGAGE CORPORATION, has caused this instrument to be executed on this 9 day of April, 2012.

COMPASS BANK

By: Ben Hendrix

Its: Senior Vice President

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, the undersigned authority, in and for said County in said State, hereby certify that Ben Hendrix, whose name as Senior Vice President of COMPASS MORTGAGE CORPORATION, an Alabama 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 corporation.

Given under my hand and official seal of office this 9th day of April, 2012.

NOTARY PUBLIC

My Commission expires: 12-29-2014