

STATE OF ALABAMA

SHELBY COUNTY

PARTIAL RELEASE OF MORTGAGE

KNOW ALL MEN BY THESE PRESENTS, that **AM South Bank(now Regions Bank)**
(Mortgagee) is the owner and holder of record of that certain mortgage executed by
William Morris Realty Greystone, L.L.C. (Mortgagor). Said mortgage was executed to
William Morris Realty Greystone, L.L. C. on January 1, 2004 and recorded as
Instrument # 20040122000037140 and amended by a document recorded as
Instrument # 20070306000100650.


Mortgagee does hereby release, remise, convey and quit claim unto Mortgagor, his
successors and assigns from the lien, operation and effect of said mortgage that part of the land
described in the attached deed.

As to all other described and conveyed land in said mortgage, the lien shall remain in full
force and effect, unaffected by this release.

This release is given for the purpose of enabling Mortgagor to make a valid conveyance of
said land free and clear of said mortgage to the State of Alabama.

IN WITNESS WHEREOF, I set my hand and seal, this the 24th day of
June, 2013.

Regions Bank
BY: Wank-B (signature)
ITS: S. Vice Pres. (title)


20130807000322200 1/5 \$27.00
Shelby Cnty Judge of Probate, AL
08/07/2013 01:58:02 PM FILED/CERT

ACKNOWLEDGEMENT FOR CORPORATION

STATE OF ALABAMA

SHELBY COUNTY


I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Dan A. Bundy, whose name as SVP (title) of Regions Bank, a corporation, 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 the conveyance, 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, this the day of June 24, 2013.

Salvina Rene Smith
Notary Public

My Commission Expires: _____

MY COMMISSION EXPIRES APRIL 3, 2014


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Shelby Cnty Judge of Probate, AL
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THIS INSTRUMENT PREPARED BY
RONALD J. SMITH
ROW Bureau/Central Office
ALABAMA DEPARTMENT OF TRANSPORTATION
MONTGOMERY, AL 36130

STATE OF ALABAMA

PROJECT NO. NH-0038(531)

COUNTY OF SHELBY

CPMS PROJ. NO. 100059844

TRACT NO. 14

DATE: June 6, 2013

**FEE SIMPLE
WARRANTY DEED**

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of _____ dollar(s), cash in hand paid to the undersigned by the State of Alabama Department of Transportation, the receipt of which is hereby acknowledged, I (we), the undersigned grantor(s), _____ have this day bargained and sold, and by these presents do hereby grant, bargain, sell and convey unto the State of Alabama the following described property:

A part of the NW ¼ of SW ¼, Section 32, Township 18-S, Range 1-W, identified as Tract No. 14 on Project No NHF-0038() in Shelby County, Alabama and being more fully described as follows:

COMMENCING at a found capped rebar at the southwest corner of the property referenced in Document No. 20070824000400020 in the Probate Office of Shelby County;

thence in a northwesterly direction along the north present R/W line of SR-38 (US-280) a distance of 265', more or less, to a point on the east present R/W flare of SR-119,

thence in a northerly direction along the said present R/W flare a distance of 64', more or less, to a point on the acquired R/W line (said point offset 85' RT and tied to the said present R/W flare), which is also the point of BEGINNING;

thence N 27°23'19" W and along the said present R/W flare a distance of 77.76 feet to a point on the east present R/W line of SR-119;


thence N 20°44'52" E and along the said present R/W line a distance of 187.58 feet to a point on the grantor's north property line;

thence S 68°51'44" E and along the grantor's said property line a distance of 63.28 feet to a point on the acquired R/W line (said line offset 85' RT and parallel with centerline of project);

thence S 22°2'4" W and along the acquired R/W line a distance of 9.36 feet to a point on the acquired R/W line (said point offset 85' RT and perpendicular to centerline of project at station 126+50.00);

thence S 37°16'52" W and along the acquired R/W line a distance of 77.74 feet to a point on the acquired R/W line (said point offset 64.56' RT and perpendicular to centerline of project at station 125+75.00);

thence S 22°2'4" W and along the acquired R/W line a distance of 102.11 feet to a point on the acquired R/W line (said point offset 64.56' RT and perpendicular to centerline of project at station 124+72.89);


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thence S 0°48'23" W and along the acquired R/W line a distance of 56.46 feet; to the point and place of BEGINNING, containing 0.220 acre(s), more or less.


And as shown on the right of way map of record in the Alabama Department of Transportation a copy of which is also deposited in the office of the Judge of Probate as an aid to persons and entities interested therein and as shown on the Property Sketch attached hereto and made a part hereof.

TO HAVE AND TO HOLD, unto the State of Alabama, its successors and assigns in fee simple forever.

AND FOR THE CONSIDERATION AFORESAID, I (we) do for myself (ourselves), for my (our) heirs, executors administrators, successors, and assigns covenant to and with the State of Alabama that I (we) am (are) lawfully seized and possessed in fee simple of said tract or parcel of land hereinabove described; that I (we) have a good and lawful right to sell and convey the same as aforesaid; that the same is free of all encumbrances, liens, and claims, except the lien for advalorem taxes which attached on October 1, last past, and which is to be paid by the grantor; and that I (we) will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

THE GRANTOR(S) HEREIN FURTHER COVENANT(S) AND AGREE(S), that the purchase price above-stated is in full compensation to him-her (them) for this conveyance, and hereby release the State of Alabama and all of its employees and officers from any and all damages to his/her (their) remaining property contiguous to the property hereby conveyed arising out of the location, construction, improvement, landscaping, maintenance or repair of any public road or highway that may be so located on the property herein conveyed.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal this the _____ day of _____, 20____.


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ACKNOWLEDGMENT

STATE OF ALABAMA)

COUNTY OF _____)

I, _____, a Notary Public, in and for said County in said State, hereby certify that _____, whose name (s) is/are signed to the foregoing conveyance, and who _____ known to me, acknowledged before me on this day that, being informed of the contents of this conveyance, _____ executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this _____ day of _____ 20_____.

NOTARY PUBLIC

My Commission Expires _____

ACKNOWLEDGMENT FOR CORPORATION

STATE OF ALABAMA


_____ County

I, _____, a Notary Public in and for said County, in said State, hereby certify that _____ whose name as _____ of the, Company, a corporation, 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 this conveyance, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand this _____ day of _____, A.D. 20_____.

NOTARY PUBLIC

My Commission Expires _____


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