

This instrument was prepared by:

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STATE OF ALABAMA)  
SHELBY COUNTY)



20140124000024260 1/2 \$17.00  
Shelby Cnty Judge of Probate, AL  
01/24/2014 02:22:44 PM FILED/CERT

**PARTIAL RELEASE**

For value received, the undersigned, David P Downes, as Executive Vice President of **CENTRAL STATE BANK**, do hereby release the hereinafter particularly described property from the mortgage from Margaret W. Culbert to Central State Bank., dated August 27, 2004, and recorded in Instrument #20040903000496310 in the Probate Office of Shelby County, Alabama.

See attached **Exhibit "A"** for **Legal Description**.

But it is expressly understood and agreed that this release shall in no ways, and to no extent whatever, affect the lien of said mortgage as to the remainder of the property described in and secured by the said mortgage.

In Witness Whereof, the undersigned Tra Herron have caused these presents to be executed this 17<sup>th</sup> day of January, 2014.

**CENTRAL STATE BANK**

By [Signature]  
As its Executive Vice President

STATE OF Alabama  
COUNTY OF Shelby

I, Tra Herron, the undersigned authority, Notary Public, in and for said County, in said State, hereby certify

David P Downes, as Executive Vice President of CENTRAL STATE BANK

whose name 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/she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 17<sup>th</sup> day of January, 2014.

Tra Herron

Notary Public

My Commission Expires: My Commission Expires April 4, 2016

**EXHIBIT A**  
**Legal Description**

**PARCEL 1:**

Begin at the SW corner of the SE ¼ of the NE ¼ of Section 11, Township 24 North, Range 13 East, Shelby County, Alabama, said point being the POINT OF BEGINNING; thence North 88 degrees 31 minutes 17 seconds East, a distance of 360.36 feet; thence North 00 degrees 08 minutes 19 seconds East, a distance of 566.98 feet; thence South 85 degrees 50 minutes 15 seconds East, a distance of 147.72 feet; thence North 00 degrees 56 minutes 14 seconds , a distance of 481.84 feet; thence South 88 degrees 44 minutes 37 seconds West, a distance of 488.98 feet to the beginning of a non-tangent curve to the right, having a radius of 630.00, a central angle of 03 degrees 40 minutes 20 seconds and subtended by a chord which bears South 11 degrees 39 minutes 15 seconds West and a chord distance of 40.37 feet; thence along the arc of said curve, a distance of 40.38 feet; thence South 01 degree 07 minutes 29 seconds West, a distance of 395.21 feet; thence South 85 degrees 43 minutes 27 seconds East a distance of 147.61 feet; thence South 00 degrees 29 minutes 46 seconds West a distance of 295.19 feet; thence North 85 degrees 45 minutes 19 seconds West, a distance of 147.77 feet; thence South 01 degree 45 minutes 12 seconds West, a distance of 306.84 feet to the POINT OF BEGINNING.

ALSO KNOWN AS Lot 2, according to the Survey of Culbert Family Subdivision as recorded in Map Book \_\_\_\_, Page \_\_\_\_ in the Probate Office, Shelby County, Alabama.

**PARCEL 2.**

Commence at the SW corner of the SE ¼ of the NE ¼ of Section 11, Township 24 North, Range 13 East, Shelby County, Alabama; thence North 01 degree 45 minutes 12 seconds East, a distance of 306.84 feet to the POINT OF BEGINNING; thence North 00 degrees 31 minutes 46 seconds East a distance of 295.25 feet; thence South 85 degrees 43 minutes 27 seconds East a distance of 147.61 feet; thence South 00 degrees 29 minutes 46 seconds a distance of 295.19 feet; thence North 85 degrees 45 minutes 19 seconds West a distance of 147.77 feet to the POINT OF BEGINNING.

ALSO KNOWN as Lot 3, according to the Survey of Culbert Family Subdivision, as recorded in Map Book \_\_\_\_, Page \_\_\_\_ in the Probate Office, Shelby County, Alabama.

ALSO AND INCLUDING a 20' Ingress/Egress and Utility Easement, lying 10' either side of and parallel to the following described centerline:

Commence at the SW corner of the SE ¼ of the NE ¼ of Section 11, Township 24 North, Range 13 East, Shelby County, Alabama; thence North 88 degrees 31 minutes 17 seconds East, a distance of 360.36 feet; thence North 00 degrees 08 minutes 19 seconds East, a distance of 566.98 feet; thence South 85 degrees 50 minutes 15 seconds East, a distance of 147.72 feet; thence North 00 degrees 56 minutes 41 seconds East, a distance of 10.02 feet to the POINT OF BEGINNING OF SAID CENTERLINE; thence North 85 degrees 50 minutes 15 seconds West a distance of 147.16 feet; thence North 85 degrees 51 minutes 27 seconds West a distance of 202.82 feet; thence North 85 degrees 43 minutes 27 seconds West, a distance of 138.13 feet; thence North 01 degree 07 minutes 29 seconds East, a distance of 384.67 feet to a non-tangent curve to the left, having a radius of 640.00, a central angle of 10 degrees 01 minutes 27 seconds and subtended by a chord which bears North 08 degrees 22 minutes 51 seconds East and a chord distance of 111.83 feet; thence along the arc of said curve, a distance of 111.97 feet; thence North 03 degrees 22 minutes 07 seconds East a distance of 130.52 feet to a curve to the right, having a radius of 810.00, a central angle of 00 degrees 57 minutes 32 seconds, and subtended by a chord which bears North 03 degrees 50 minutes 53 seconds East and a chord distance of 13.55 feet; thence along the arc of said curve, a distance of 13.55 feet to an existing Access Easement, as recorded in Deed Book 343, Page 382 in the Office of the Judge of Probate of Shelby County, Alabama, said point being the POINT OF ENDING OF SAID CENTERLINE.

