


THIS INSTRUMENT WAS PREPARED BY:
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20150406000108950 1/2 \$17.00
Shelby Cnty Judge of Probate, AL
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STATE OF ALABAMA)
COUNTY OF SHELBY)

PARTIAL RELEASE OF MORTGAGE


KNOW ALL MEN BY THESE PRESENTS, That, for a valuable consideration the undersigned, Citizens Trust Bank, does hereby release the hereinafter particularly described property in Exhibit "A" from the lien of that certain Mortgage dated June 28, 2007 from Beaumont Village, LLC, which said Mortgage was filed for record on June 29, 2007 in the office of the Shelby County Judge of Probate in Instrument 20070629000308210, modified in Instrument 20071102000507150. The undersigned does hereby release all of the right, title and interest in and to the following described property situated in Shelby County, Alabama, to-wit:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

BUT IT IS EXPRESSLY UNDERSTOOD AND AGREED that this release shall 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.

IN WITNESS WHEREOF, the undersigned, Citizens Trust Bank, by its Vice President, whose name is Robert M. Smith, who is authorized to execute this partial satisfaction, has hereto set his signature and seal, this _____ day of March, 2015.

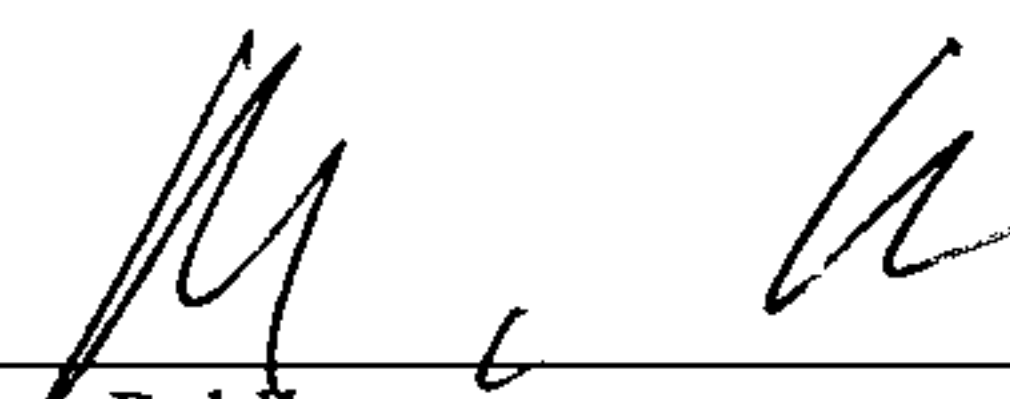
Citizens Trust Bank


By: Robert M. Smith
Its: Vice President

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Robert M. Smith, whose name as Vice President of Citizens Trust Bank, 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, as an act of said Bank, acting in his capacity as aforesaid.

Given under my hand and official seal, this the 18 day of March, 2015.


Notary Public
My Commission Expires: 5-21-16

[NOTARIAL SEAL]

EXHIBIT "A" - LEGAL DESCRIPTION

Unit B, in Beaumont Village Land Condominium, a Condominium, as established by that certain Declaration of Condominium, which is recorded in Instrument 20071126000537510, First Amendment to the Declaration as recorded in Instrument 20080328000126140, Second Amendment to the Declaration as recorded in Instrument 20090612000225330, Third Amendment to the Declaration as recorded in Instrument 20100902000283380, Fourth Amendment to Declaration as recorded in Instrument 20110527000157170, Fifth Amendment to Declaration of Condominium as recorded in Instrument 20140827000269300, in the Probate Office of Shelby County, Alabama, and any amendments thereto, to which Declaration of Condominium a plan is attached as Exhibit "C" thereto, and as recorded in The Condominium Plat of Beaumont Village Land Condominium, in Map Book 39, page 65, and in the First Amended Condominium Plat of Beaumont Village Land Condominium as recorded in Map Book 39, Page 128, Second Amended Condominium Plat of Beaumont Village Land Condominium as recorded in Map Book 41, Page 32, Third Amended Condominium Plat of Beaumont Village Land Condominium as recorded in Map Book 42, Page 7, Fourth Amended Condominium Plat of Beaumont Village Land Condominium as recorded in Map Book 42, Page 76, Fifth Amended Condominium Plat of Beaumont Village Land Condominium as recorded in Map Book 44, page 52 and any future amendments thereto, and to which said Declaration of Condominium the By-Laws of Beaumont Village Land Association Inc., are attached as Exhibit "B" thereto, and the Articles of Incorporation of Beaumont Village Land Association Inc. as recorded in Instrument 20071126000537520, together with an undivided interest in the Common Elements assigned to said Unit, by said Fourth Amendment to Declaration of Condominium set out in Exhibit "B".



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