
20150518000163550 1/3 \$20.00
Shelby Cnty Judge of Probate, AL
05/18/2015 01:27:24 PM FILED/CERT

Return upon recording to:

Judy Culpepper

Grandbridge Real Estate Capital LLC

200 South College Street, Suite 400

Charlotte, NC 28202

Property: Cahaba Valley Business Park Phase 10

Loan No.: 354811

**SATISFACTION OF MORTGAGE, SECURITY AGREEMENT AND FIXTURE
FILING AND ABSOLUTE ASSIGNMENT OF RENTS AND PROFITS AND
COLLATERAL ASSIGNMENT OF LEASES**

The below-named Mortgagee hereby certifies that as owner of that certain mortgage more particularly identified below and the obligation which it secures, that said mortgage and obligation have been fully paid and satisfied, and hereby consents to and directs that the same be discharged of record.

MORTGAGEE: THE LINCOLN NATIONAL LIFE INSURANCE COMPANY, an
Indiana corporation (successor-by-merger to Jefferson-Pilot Life
Insurance Company, a North Carolina corporation)
P.O. Box 20407
Greensboro, NC 27420

MORTGAGOR: PELHAM INDUSTRIAL ENTERPRISES TEN, L.L.C.,
an Alabama limited liability company
2101 Highland Avenue, Suite 700
Birmingham, AL 35205

DATE OF MORTGAGE: October 11, 2001

**ORIGINAL PRINCIPAL
AMOUNT OF MORTGAGE:** \$3,200,000.00

PLACE OF RECORDING: Shelby County, Alabama

DATE OF RECORDING: October 12, 2001

ORIGINAL RECORDING INSTRUMENTS:

Instrument No.: 2001-44286

Mortgage, Security Agreement and Fixture Filing

Instrument No.: 2001-44287

Absolute Assignment of Rents and Profits and Collateral Assignment of Leases

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LEGAL DESCRIPTION OF PROPERTY:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

IN WITNESS WHEREOF, the undersigned has executed these presents this 6th day of May, 2015.

THE LINCOLN NATIONAL LIFE INSURANCE
COMPANY, an Indiana corporation (successor-by-merger
to Jefferson-Pilot Life Insurance Company, a North
Carolina corporation)

By: [Signature]
Name: David Spearman
Title: Vice President

STATE OF NORTH CAROLINA

COUNTY OF GUILFORD

On 6th day of May, 2015, before me, the undersigned, a notary public in and for said state, personally appeared David Spearman, the Vice President of THE LINCOLN NATIONAL LIFE INSURANCE COMPANY, an Indiana corporation (successor-by-merger to Jefferson-Pilot Life Insurance Company, a North Carolina corporation), personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his capacity, and that by his signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.

[Signature]
Notary Public

6-17-17
My commission expires

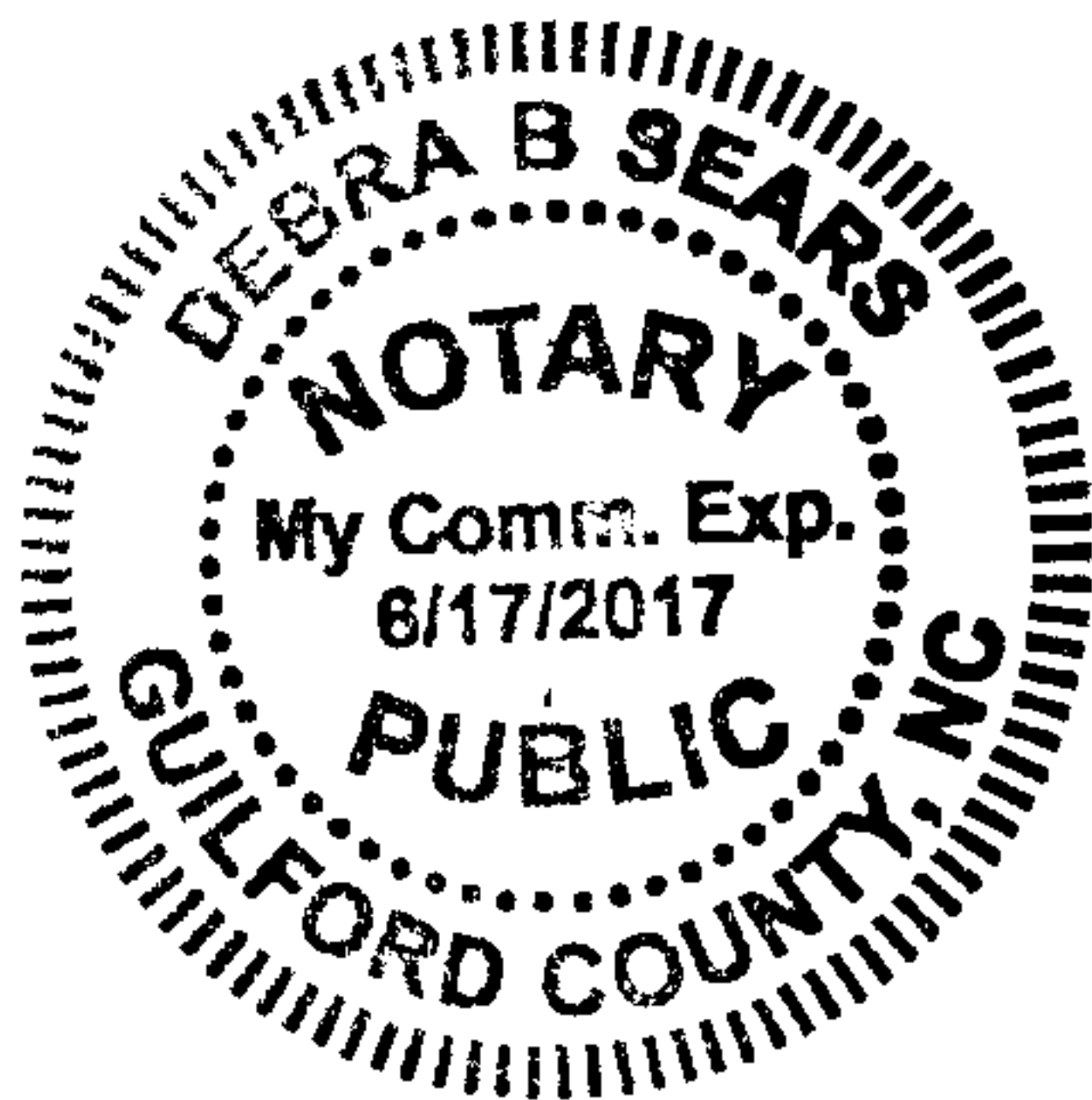


EXHIBIT "A"

Parcel I

Lot 8, of Cahaba Valley Business Park, Resurvey No. 5, as recorded in Map Book 28 page 124 in the Judge of Probate Office of Shelby County, Alabama, situated in Section 31, Township 19 South, Range 2 West, Shelby County, Alabama and being more particularly described as follows:

Part of Block 3, of Cahaba Valley Park North as recorded in Map Book 13 page 140 in the Office of the Judge of Probate of Shelby County, Alabama, being more particularly described as follows: Commence at the Northeast corner of the NW 1/4 of the NE 1/4 of Section 31, Township 19 South, Range 2 West, Shelby County, Alabama said 1/4 1/4 section corner being 1331.88 feet measured (1331.96 feet record) west of the Northeast corner of Section 31, Township 19 South, Range 2 West, said point being the Northeast corner of said Block 3 of Cahaba Valley Park North and the Northeast corner of the survey of the Alagasco site by Joseph A. Miller, Jr. dated 3-2-95 and the Northwest corner of the survey of the Drivers Mart Site by Joseph A. Miller Jr. dated 12-18-96; thence run West along the North line of said NW 1/4 of the NE 1/4 of said Section 31 and along the North line of said Block 3 and the North line of said Alagasco Site for 588.83 feet to a point on the East right of way line of Cahaba Valley Parkway North, said point being 60.08 feet East of the Northwest corner of said Block 3; thence 92 deg. 39 min. 22 sec. left and run Southerly along the east right of way line of said Cahaba Valley Parkway North and along the West property line of the Alagasco Site for 427.54 feet to the NW corner of Lot 5 of Cahaba Valley Business Park Resurvey No. 2, as recorded in Map Book 23 page 42 in the Office of the Probate Judge of Shelby County, Alabama; thence continue Southerly along the last stated course and along the East right of way of said Cahaba Valley Parkway North and along the West line of said Lot 5 for 365.33 feet to the SW corner of said Lot 5 and the NW corner of Cahaba Valley Business Park Phase 6, thence continue Southerly along the last stated course and along the west line said Phase 6 of Cahaba Valley Business Park for 295.46 feet to the SW corner of said Phase 6, said point also being the NW corner of Phase 7 of Cahaba Valley Business Park; thence continue Southerly along the last stated course and along said right of way line and along the west line of said Phase 7, for 9.48 feet to the beginning of a curve to the left said curve subtending a central angle of 14 deg. 40 min. 52 sec. and having a radius of 1359.64 feet; thence run Southerly along the arc of said curve and along said right of way line and along the west line of said Phase 7 for 348.38 feet to the end of said curve and the SW corner of said Phase 7 and the point of beginning of the parcel herein described; thence from tangent of said curve turn 89 deg. 09 min. 26 sec. left and run Northeasterly along the South line of said Phase 7, for 30.55 feet to the beginning of a curve to the right said curve subtending a central angle of 07 deg. 51 min. 56 sec. and having a radius of 1070.97 feet; thence run Northeasterly along the arc of said curve and along the South line of said Phase 7 for 147.02 feet to the end of said curve; thence at tangent to said curve run Northeasterly along the South line of said Phase 7, for 417.85 feet to a point on the Southwest line of said Drivers Mart Survey; thence 26 deg. 58 min. 00 sec. right and run Southeasterly along the Southwest line of said Drivers Mart survey for 135.90 feet; thence 20 deg. 33 min. 00 sec. right and run Southeasterly along the Southwest line of said Drivers Mart

Survey for 174.53 feet; thence 08 deg. 30 min. 00 sec. right and run Southeasterly along the SW line of said Drivers Mart Survey for 37.46 feet to a point on the North line of the Shelby Medical Center Baptist Medical Centers Resurvey as recorded in Map Book 18 page 27 in the Probate Office of Shelby County, Alabama; thence 105 deg. 32 min. 07 sec right and run Southwesterly along the North line of said resurvey for 766.37 feet to the NW corner of said resurvey, said point being on the East right of way line of Cahaba Valley Parkway; thence 96 deg. 45 min. 37 sec. right to become tangent to a curve to the left said curve subtending a central angle of 06 deg. 44 min. 26 sec. and having a radius of 199.44 feet; thence run Northwesterly along the arc of said curve and along said right of way line for 23.46 feet to the end of said curve; thence at tangent to said curve run Northwesterly along said right of way line for 214.33 feet to the beginning of a curve to the right said curve subtending a central angle of 09 deg. 41 min. 00 sec. and having a radius of 1359.64 feet; thence run Northwesterly along the arc of said curve and along right of way line for 229.75 feet to the end of said curve and the point of beginning.

Parcel II

Beneficial terms and conditions of the Grant of Easement by and between Pelham Industrial Enterprises Nine, LLC and Pelham Industrial Ten, LLC dated 9-20-01 by Inst. #2001-41572 in Probate Office, as amended.

All being situated in Shelby County, Alabama.