

PARTIAL RELEASE OF MORTGAGE

STATE OF ALABAMA


COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS THAT:

WHEREAS, by MORTGAGE, SECURITY AGREEMENT, ASSIGNMENT OF LEASES AND RENTS dated June 17, 2010 and recorded as Instrument Number 20100624000199880, on June 24, 2010, of the land records of Shelby County, Alabama as supplemented and amended from time-to-time (the "Mortgage"), CAHABA FORESTS, LLC, a Delaware limited liability company (the "Mortgagor"), conveyed to METROPOLITAN LIFE INSURANCE COMPANY, a New York corporation, (the "Mortgagee"), that certain real property, together with the appurtenances thereto and improvements and timber thereon, as more fully described in the Mortgage, reference to which is hereby made, to secure certain Promissory Notes of even date therewith from the Mortgagor to Mortgagee (the "Notes");

NOW, THEREFORE, in consideration of the sum of Ten and 00/100 Dollars (\$10.00) and other good and valuable consideration to it paid, the receipt of which is hereby acknowledged, Mortgagee, the holder of the Mortgage and the owner of the Notes, has RELEASED, and by these presents does hereby RELEASE, ONLY that certain real property, together with the appurtenances thereto and improvements and timber thereon, described on Exhibit A attached hereto and made a part hereof, from the liens and security interests created and evidenced by the Mortgage.

It is expressly agreed and understood that this is a partial release only as to the real property, together with the appurtenances thereto and improvements and timber thereon, described on **Exhibit A**; and nothing herein contained shall be construed to in any way affect, impair, or release the liens and security interest held by Mortgagee under the Mortgage as to any other property, real or otherwise together with any appurtenances thereto and improvements and timber thereon, described in the Mortgage, respectively, but all such other property shall remain bound and encumbered in favor of Mortgagee, pursuant to the terms of the Mortgage in the same manner and with the same effect as if this Partial Release of Land and Timber had never been given. Nothing herein shall constitute a satisfaction of the indebtedness secured by the Mortgage.


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[signature page follows]

EXECUTED as of the 15th day of March, 2016.

METROPOLITAN LIFE INSURANCE COMPANY,
a New York corporation

By: [Signature]

Name: W. Kirk Duru's

Title: Director

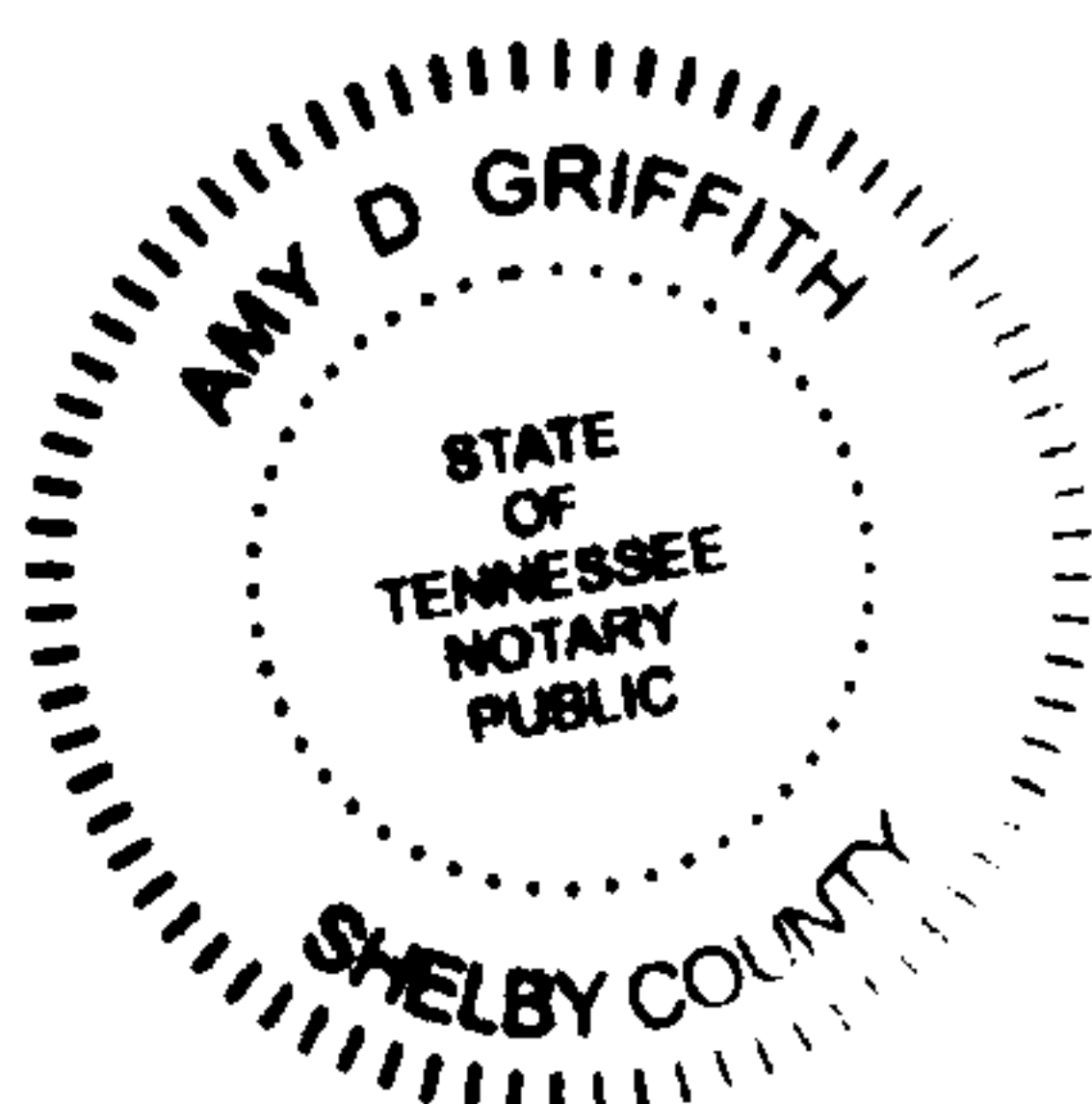
Metropolitan Life Insurance Company
6750 Poplar Avenue, Suite 109
Memphis, TN 38138
Attn: Linda MacArthur

STATE OF TENNESSEE

COUNTY OF SHELBY

I, the undersigned, a notary public in and for said County in said State, hereby certify that W. Kirk Duru's, whose name as Director of Metropolitan Life insurance Company, a New York corporation is signed to the foregoing Partial Release of Land and Timber (Partial Release') and who is known to me, acknowledged before me on this day that, being informed of the contents of said Partial Release, he, as such director, and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand this the 11 day of March, 2016.



[Signature]
Notary Public

Print Name: Amy D. Griffith

My Commission Expires: 10-9-16


EXHIBIT A
Legal Description

The following described property situated in Shelby County, Alabama:

[1139]

Township 19 South, Range 1 East


Southeast 1/4 of the Southwest 1/4	27	19 South	1 East
Southeast 1/4 of the Southeast 1/4	27	19 South	1 East
NW 1/4 of the NE 1/4 Less and except railroad right of way	34	19 South	1 East
Northeast 1/4 of the Northwest 1/4	34	19 South	1 East


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03/22/2016 02:19:02 PM FILED/CERT

[1127]

Township 20 South, Range 1 East

East 1/2	14	20 South	1 East
Northeast 1/4 of the Southwest 1/4	14	20 South	1 East
Northwest 1/4 of the Northeast 1/4	23	20 South	1 East


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[1096]

Township 21 South, Range 4 West

All of Section

16 21 South 4 West

Less and except the following:

That part of the North One-half of the Northeast Quarter (N 1/2 of NE 1/4) North of the Cahaba River;

The Northwest Quarter (NW 1/4) North and West of the Cahaba River;

That part of the Northwest Quarter of the Southwest Quarter (NW 1/4 of SW 1/4) West of the Cahaba River;

Said parcel being the same property as described in deed from Cahaba Forests, LLC to Farmer-Wallace LLC, dated January 17, 2002, and recorded as Inst. #2002-04998, in the Probate Office of Shelby County, Alabama.

Less and except the following:

The Southeast Quarter of the Southeast Quarter (SE 1/4 of SE 1/4);

The Southeast Diagonal One-Half of the Northeast Quarter of the Southeast Quarter (SE 1/2 of NE 1/4 of SE 1/4)

Said parcel being the same property described in deed from Cahaba Forests, LLC to Hope Coal Co., Inc. dated April 18, 2007 and recorded as Inst. #20070521000234340, in the Probate Office of Shelby County, Alabama.

Less and except the following:

That part of the Northeast Quarter of the Northeast Quarter (NE 1/4 of NE 1/4) lying East of the Cahaba River;

That part of the Southeast Quarter of the Northeast Quarter (SE 1/4 of NE 1/4) lying North and East of Piney Woods Creek;

That part of the Northwest Quarter of the Northeast Quarter (NW 1/4 of NE 1/4) lying South of the Cahaba River and East of Piney Woods Creek;

That part of the Southwest Quarter of the Northeast Quarter (SW 1/4 of NE 1/4) lying North of Piney Woods Creek;

That part of the Northeast Quarter of the Southeast Quarter (NE 1/4 of SE 1/4) lying North of Piney Woods Creek.

Said parcels being the same property described in deed from Cahaba Forests, LLC to Twin Pines Coal Company, Inc. dated February 22, 2008, and recorded as Inst. #20090604000213010, in the Probate Office of Shelby County, Alabama.

LESS AND EXCEPT THE FOLLOWING DESCRIBED PROPERTY:

The Northwest Diagonal One Half of the Northeast Quarter of the Southeast Quarter (NW 1/2 of the NE 1/4 of the SE 1/4) Lying South of Piney Woods Creek;

The Southwest Quarter of the Southeast Quarter (SW 1/4 of the SE 1/4);

The Northwest Quarter of the Southeast Quarter (NW 1/4 of the SE 1/4);

The Southeast Diagonal One Half of the Southeast Quarter of the Southwest Quarter (SE ½ of the SE ¼ of the SW ¼).

BEING the same property as described in Deed from Cahaba Forests, LLC to Jesse Creek Mining, LLC, dated September 21, 2015, and recorded as Inst. #20151002000346120, in the Probate Office of Shelby County, Alabama.

South 1/2 of the Southeast 1/4

17 21 South 4 West

Less that portion of lying North and West of the Cahaba River, by deed from Cahaba Forests, LLC to Farmer-Wallace LLC, dated January 17, 2002, and recorded as Inst. #2002-04998, in the Probate Office of Shelby County, Alabama.



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[1084]

Township 21 South, Range 4 West

West 1/2 of the Northeast 1/4 19 21 South 4 West
Less that portion lying West of the Cahaba River by deed from Cahaba Forests, LLC to Shelby Investments, LLC dated October 31, 2008 and recorded as Inst. #20081215000466260, in the Probate Office of Shelby County, Alabama.

Northwest 1/4 of the Southeast 1/4 19 21 South 4 West

Less that portion lying North of the Cahaba River by deed from Cahaba Forests, LLC to Shelby Investments, LLC dated October 31, 2008 and recorded as Inst. #20081215000466260, in the Probate Office of Shelby County, Alabama.

North 1/2 of the Southwest 1/4 19 21 South 4 West
Less that portion lying West of the Cahaba River by deed from Cahaba Forests, LLC to Shelby Investments, LLC dated October 31, 2008 and recorded as Inst. #20081215000466260, in the Probate Office of Shelby County, Alabama.

Southeast 1/4 of the Southwest 1/4 30 21 South 4 West

A part of the Southeast 1/4 of the Northeast 1/4 30 21 South 4 West
described as follows: Beginning at a point on the south line of the Southeast 1/4 of the Northeast 1/4 of Section 30, Township 21 South, Range 4 West, 208.7 feet east of the southwest corner of said SE 1/4 of NE 1/4 go east along said south line for 374.6 feet; thence left 89 deg. 49 min. for 296.93 feet; thence right 89 deg. 49 min. for 377.15 feet; thence right 90 deg. 11 min. for 296.93 feet to said south line of SE 1/4 of NE 1/4; thence east along said south line to southeast corner of said SE 1/4 of NE 1/4; thence north to northeast corner of said SE 1/4 of NE 1/4; thence west to northwest corner of said SE 1/4 of NE 1/4; thence south along west line of said SE 1/4 of NE 1/4 to a point 208.7 feet north of southwest corner of said SE 1/4 of NE 1/4; thence left 90 deg. 11 min. for 208.7 feet; thence right 90 deg. 11 min. for 208.7 feet to the point of beginning.

LESS AND EXCEPT THE FOLLOWING TWO PARCELS OWNED BY GORDON TIMBERLANDS, TO-WIT:

a. The surface rights to one (1) acre square; commence 426 feet from the northwest corner of the Southwest Quarter of the Northeast Quarter of Section 30, Township 21 South, Range 4 West. Being the same property conveyed from Ruth L. Gordon to Gordon Timberlands, LTD dated October 10, 1995 and described in Inst. #1997-01148, recorded in the Probate Office of Shelby County, Alabama.

b. The North 300 feet of the East 432 feet of the Southeast Quarter of the Northeast Quarter of Section 30, Township 21 South, Range 4 West.

North 1/2 of the Northeast 1/4,
LESS AND EXCEPT the West 5 acres of the
NW 1/4 of the NE 1/4 of said Section The
parcel being included herein is more particularly
described as follows: Begin at the northeast corner of
said North 1/2 of Northeast 1/4; thence in a southerly
direction along the east boundary of said North 1/2 of
Northeast 1/4 to the southeast corner of said North 1/2
of Northeast 1/4; thence in a westerly direction along
the south boundary of said North 1/2 of Northeast 1/4
for 2,439.60 feet, more or less, to a point 221.78 feet
east of the southwest corner of said North 1/2 of
Northeast 1/4; thence in a northerly direction along
a straight line to intersection with the north boundary
of said North 1/2 of Northeast 1/4; thence in an easterly
direction along said north boundary 2,431.00 feet, more
or less, back to the point of beginning of herein included
parcel.

30 21 South 4 West

Southwest 1/4 of the Northeast 1/4
EXCEPT 1/2 acre in Boothe Family Cemetery

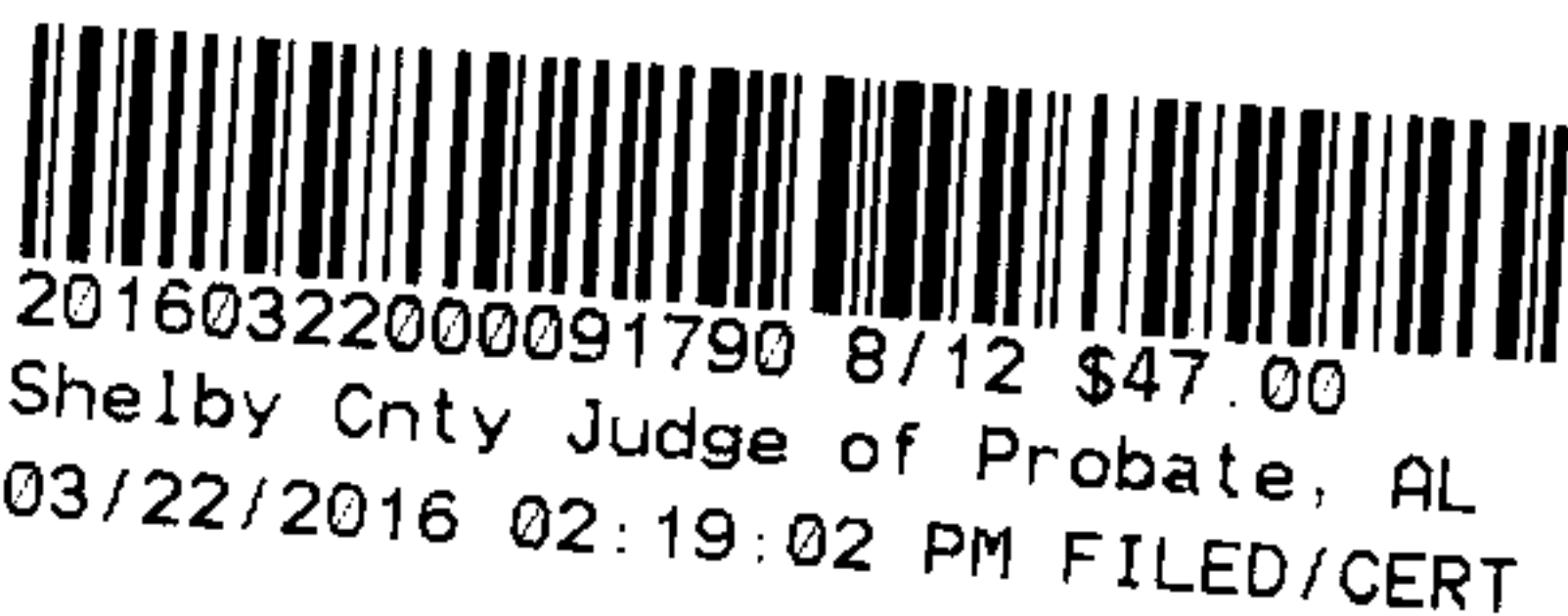
30 21 South 4 West

A part of the Northeast 1/4 of the Southeast 1/4
described as follows: Beginning at a point on the west
line of the NE 1/4 of SE 1/4, Section 30, 104.64 feet
south of the northwest corner of said NE 1/4 of
SE 1/4, said point being on the south edge of the
Tuscaloosa public road; thence south along said
west line for 285.00 feet; thence left 64 deg. 30 min.
for 372.9 feet; thence left 115 deg. 30 min. for 276.03
feet to the south side of said public road; thence left 57
deg. 30 min. for 73.62 feet along said road; thence
left 7 deg. 00 min. for 299.83 feet to the point of
beginning.

30 21 South 4 West

A part of the Northeast 1/4 of the Southeast 1/4
described as follows: Beginning at the NE corner
of the NE 1/4 of the SE 1/4, Section 30, running
south 539 feet on 1/4 section line on east side of
said NE 1/4 of SE 1/4 of said Section 30, to an iron
stake; thence west 330 feet to an iron stake; thence
north 539 feet to 1/4 section line on north side of
NE 1/4 of SE 1/4 of said Section 30; thence east 330

30 21 South 4 West



feet to point of beginning.

Ten (10) acres in the northeast corner of the Northwest 1/4 of the Southeast 1/4	30	21 South	4 West
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Southeast 1/4 of the Northwest 1/4	31	21 South	4 West
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Northeast 1/4 of the Southwest 1/4	31	21 South	4 West
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Township 21 South, Range 5 West

East 1/2 of the Northeast 1/4	36	21 South	5 West
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LESS AND EXCEPT THE FOLLOWING DESCRIBED PROPERTY:

That portion of the Northeast Quarter of the Northeast Quarter (NE ¼ of NE ¼) lying West of the Cahaba River.

Being the same property as described in deed from Cahaba Forests, LLC to Shelby Investments, LLC, dated August 21, 2015, and recorded as Instr. No. 20151015000261580 in the Probate Office of Shelby County, Alabama.

Together with the beneficial easements situated in Shelby County, Alabama, as follows:

1. Beneficial easements as described in that certain Special (Statutory) Warranty Deed from Cahaba Forests, LLC to Shelby County, Alabama, dated September 6, 2006, and recorded in Inst. #20060926000478370, in the Probate Office of Shelby County, Alabama.

Benefitted parcels:

West 1/2 of the Northeast 1/4
Less that portion lying West of the Cahaba River by deed from Shelby Investments, LLC dated October 31, 2008 and recorded as Instr. #20081215000466260 in the Probate Office of Shelby County, Alabama.

Northwest 1/4 of the Southeast 1/4	19	21 South	4 West
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Less that portion lying North of the Cahaba River by deed from Cahaba Forests, LLC to Shelby Investments, LLC dated October 31, 2008 and recorded as Instr. #20081215000466260, in the Probate Office of Shelby County, Alabama.

North 1/2 of the Southwest 1/4	19	21 South	4 West
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Less that portion lying West of the Cahaba River by deed from Cahaba Forests, LLC to Shelby Investments, LLC dated October 31, 2008 and recorded as Inst. #20081215000466260, in the Probate Office of Shelby County, Alabama.



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The following described property situated in Shelby County, Alabama:

[1087]

Township 24 North, Range 12 East

Northwest 1/4 of the Southwest 1/4	5	24 North	12 East
That part of the North 1/2 of Fractional Section 5, west of Southern Railroad right of way. EXCEPT that part of the following tract which lies west of said right of way, to wit: Commencing at a certain sweet gum tree on the west bank of Simmons Creek, run South 86 deg. West for 13.31 chains (878.46 feet); thence North 3 1/2 deg. West for 9 chains (594 feet) to the section line; thence North 86 deg. East along the section line to aforesaid creek; thence down and along said creek to the beginning.	5	24 North	12 East
Northeast 1/4 of the Southeast 1/4	6	24 North	12 East
East 1/2 of the Northwest 1/4	6	24 North	12 East
Northeast 1/4 of the Southwest 1/4	6	24 North	12 East
Northwest 1/4 of the Southeast 1/4	6	24 North	12 East
Northeast 1/4	6	24 North	12 East
Southeast 1/4 of the Southwest 1/4	6	24 North	12 East
Southwest 1/4 of the Southeast 1/4	6	24 North	12 East
West 1/2 of the West 1/2	6	24 North	12 East
Northeast 1/4 of the Northwest 1/4	7	24 North	12 East
West 1/2 of the Northwest 1/4	7	24 North	12 East
Southeast 1/4 of the Northwest 1/4	7	24 North	12 East
That portion of the Northwest 1/4 of the Southwest 1/4 located North of Shoal Creek	7	24 North	12 East

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[1087]

Township 22 South, Range 3 West

All of the West 1/2, lying West of Southern Railway right of way	30	22 South	3 West
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All of the East 1/2, lying west of Southern Railway right of way	30	22 South	3 West
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All of Fractional Section	25	22 South	4 West
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