


Loan #402036600  
This instrument prepared by/ return to:  
Diana Stoyanova  
USAmeriBank  
P.O. Box 17540  
Clearwater, FL 33762

State of Alabama  
Shelby County

  
20160527000181950 1/1 \$14.00  
Shelby Cnty Judge of Probate, AL  
05/27/2016 10:43:13 AM FILED/CERT

PARTIAL RELEASE OF MORTGAGE

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, Eddleman Residential, LLC, formerly known as Eddleman Residential Services, LLC, an Alabama Limited Liability Company, hereinafter called Mortgagor by Construction Mortgage Future Advance bearing the date November 16, 2015 and recorded December 4, 2015 as Instrument 20151204000414730; in the office of the Judge of Probate of Shelby County, Alabama, granted and conveyed unto USAmeriBank and assigns, the premises therein particularly described to secure the indebtedness thereon.

AND WHEREAS, the said Mortgagors have requested the said USAmeriBank, the owner and holder of said Mortgage to release the premises hereinafter described, being part of said mortgaged premises, from the lien and operation of said Mortgage.

NOW THEREFORE, KNOW YE, that the USAmeriBank, in consideration of the premises and the sum of Ten and No/100 Dollars (\$10.00) to it in hand paid by the said Mortgagor, at the time of execution and discharge from the lien and operation of said mortgage unto the said Mortgagor its heirs and assigns, all that piece, parcel or tract of land, being a part of the premises conveyed by said mortgage, to-wit:

COLLATERAL TO BE RELEASED:

PARCEL 1  
Lot 168, according to the Survey of Highland Lakes, 1<sup>st</sup> Sector, an Eddleman Community, as recorded in Map Book 18, Pages 37 A, B, C, D, E, F, and G, in the Probate Office of Shelby County, Alabama.

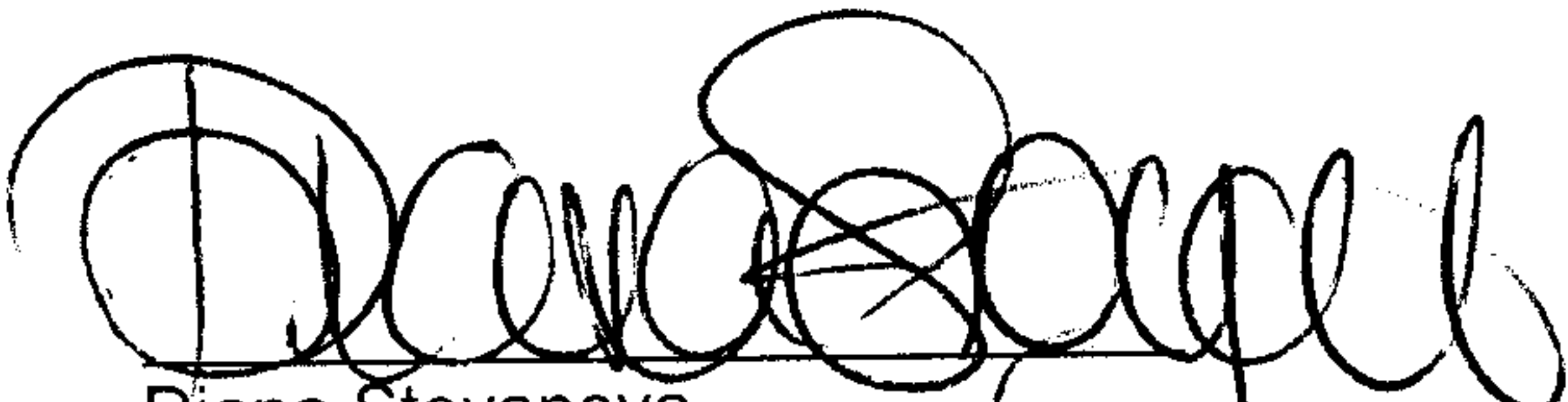
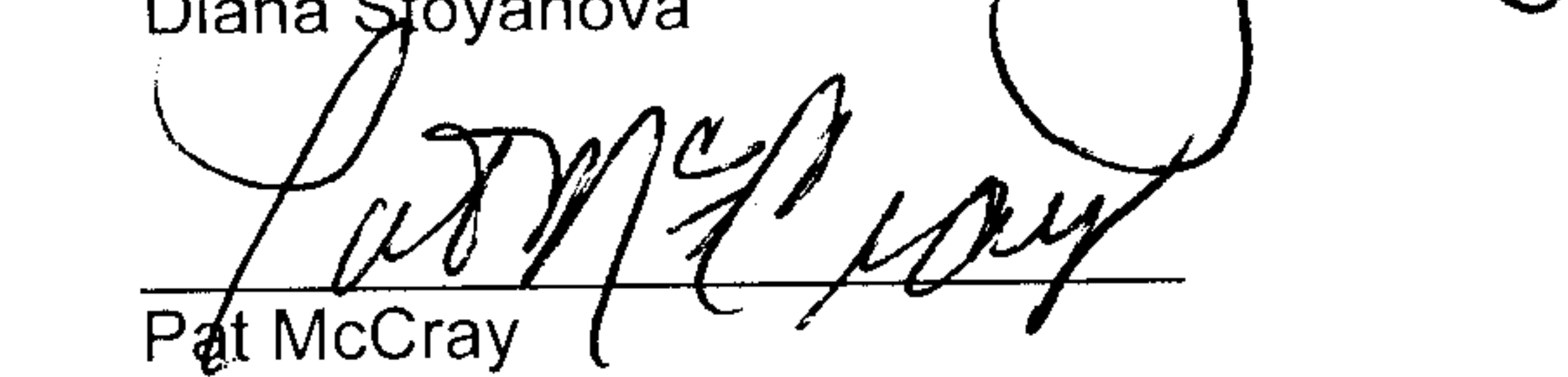
Together with nonexclusive easement to use the private roadways, common area all as more particularly described in the Declaration of Easements and Master Protective Covenants for Highland Lakes, a Residential Subdivision recorded as Instrument # 1994-07111 in the Probate Office of Shelby County, Alabama and the Declaration of Covenants, Conditions and Restrictions for Highland Lakes, a Residential Subdivision, 1<sup>st</sup> Sector, recorded as Instrument #1994-07112 in the Probate Office of Shelby County, Alabama (which, together with all amendments thereof, is hereinafter collectively referred to as, the "Declaration").


400 Southledge Road, Birmingham, AL 35242                      #402036600                      \$408,000.00

TO HAVE AND TO HOLD the same, with the appurtenances, unto the said Mortgagor, its heirs and assigns forever, freed, exonerated and discharged of and from the lien of said mortgage, and every part thereof; provided always, nevertheless, that nothing herein contained shall in anywise impair, alter or diminish the effect, lien or encumbrance of the aforesaid Mortgage on the remaining part of said mortgaged premises not hereby released therefrom, or any of the rights and remedies of the holder thereof.

IN WITNESS WHEREOF, the said USAmeriBank has caused these presents to be executed in its name, and its corporate seal to be hereunto affixed by its proper officer thereunto duly authorized, this 20<sup>th</sup> day of May, 2016.

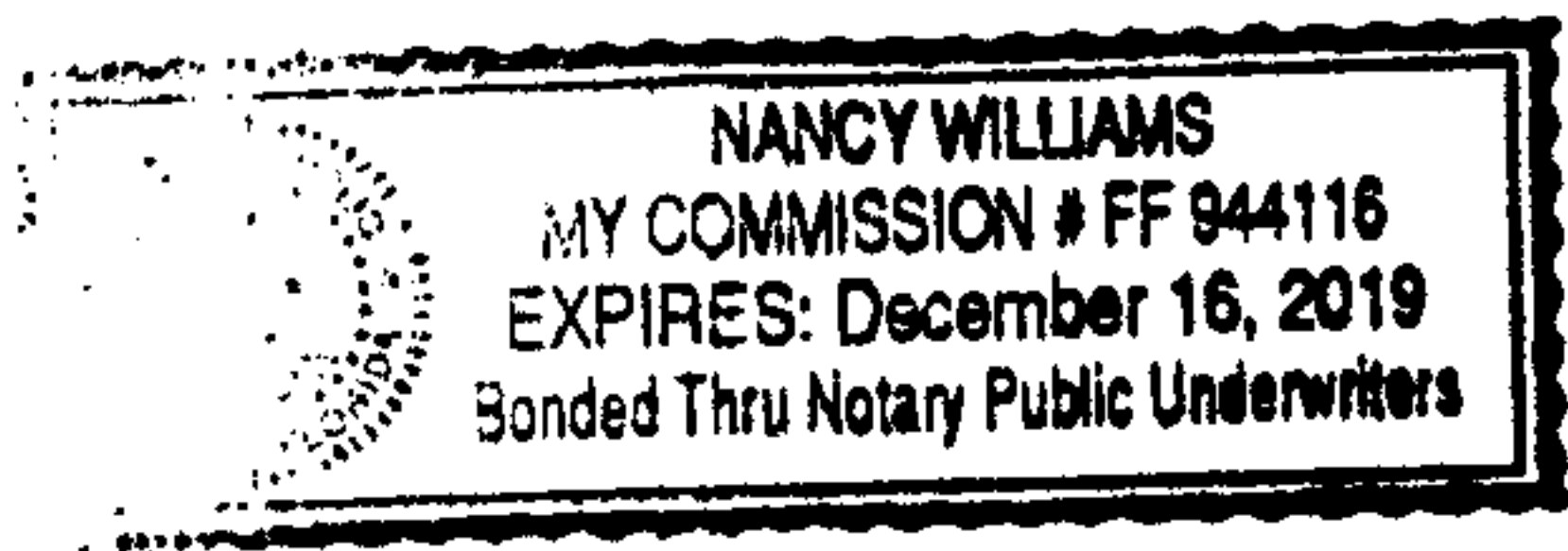
Signed, Sealed and delivered in the presence of:

  
Diana Stoyanova  
  
Pat McCray

USAmeriBank  
By:   
Janice A. Calvert, Senior Vice President  
USAmeriBank  
4790 140<sup>th</sup> Avenue N  
Clearwater, FL 33762

STATE OF FLORIDA  
COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me this 20<sup>th</sup> day of May, 2016, by Janice A. Calvert, Senior Vice President of USAmeriBank, on behalf of the bank. She is personally known to me and did not take an oath.



  
Nancy Williams  
Notary Public  
My Commission Expires