

20160805000279690  
08/05/2016 04:02:22 PM  
REL 1/1

When Recorded Return To:  
Ditech Financial LLC  
C/O Nationwide Title Clearing,  
Inc. 2100 Alt. 19 North  
Palm Harbor, FL 34683

**This Document Prepared By:**  
**E.Lance/NTC, 2100 Alt. 19 North,**  
**Palm Harbor, FL 34683**  
**(800)346-9152**


Loan #: 0050091701

## CORPORATE CANCELLATION AND RELEASE

STATE OF ALABAMA  
COUNTY OF SHELBY

The debt secured by Mortgage recorded in Real Property Mortgage **Instrument # 20050315000116760** of the records in the offices of the Judge of Probate of **SHELBY** County, **Alabama**, from: **JAMES A. FLANAGAN JR. AND PAMELA M. FLANAGAN, HUSBAND AND WIFE, AND JAMES A. FLANAGAN III, A SINGLE MAN, AS JOINT TENANTS.** having been paid in full, said lien is hereby fully released, satisfied, discharged and canceled.


**IN WITNESS WHEREOF, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ('MERS') AS NOMINEE FOR IMPACT MORTGAGE GROUP, INC., ITS SUCCESSORS AND ASSIGNS** has caused its name to be signed **this 05th day of August in the year 2016.**  
**MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ('MERS') AS NOMINEE FOR IMPACT MORTGAGE GROUP, INC., ITS SUCCESSORS AND ASSIGNS**

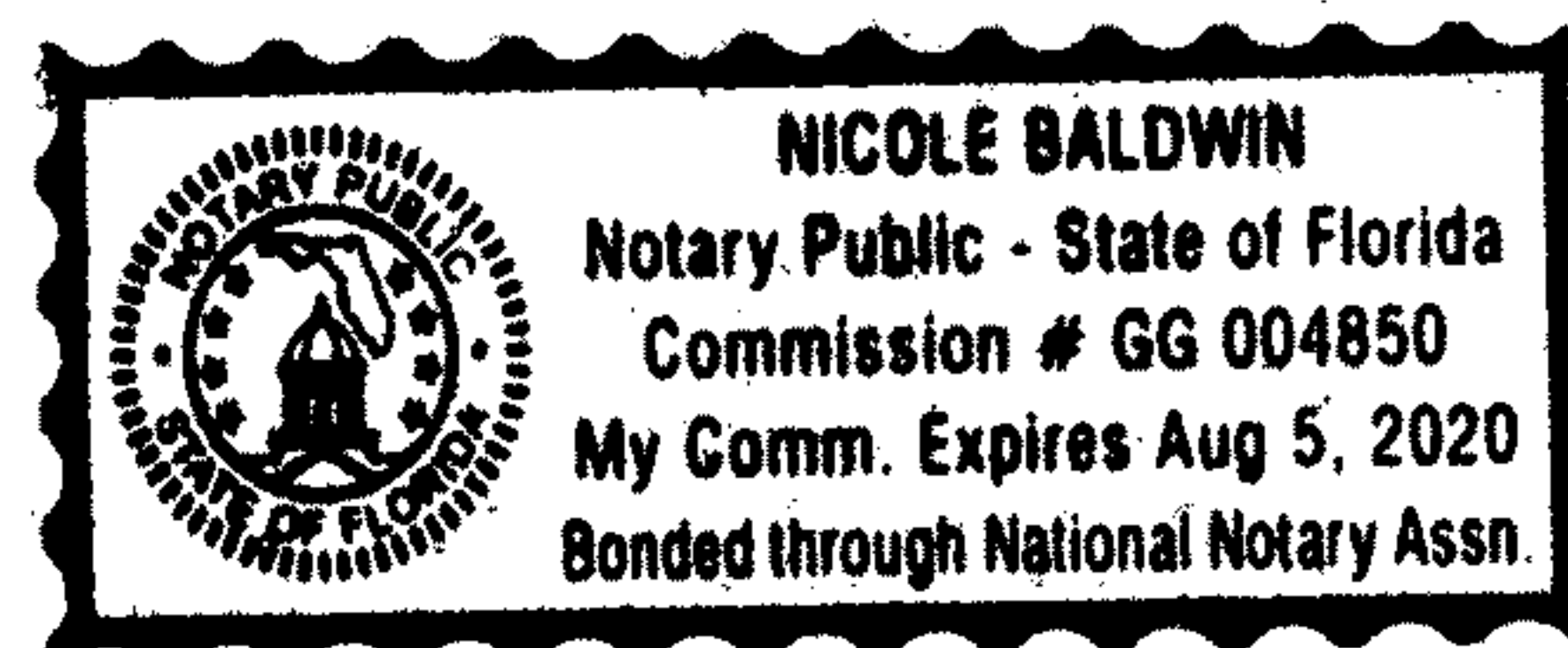
  
\_\_\_\_\_  
**SUSAN SCHOTSCH**  
**ASST. SECRETARY**

All persons whose signatures appear above have qualified authority to sign and have reviewed this document and supporting documentation prior to signing.

STATE OF FLORIDA  
COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me on this 05th day of August in the year 2016, by Susan Schotsch as ASST. SECRETARY of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ('MERS') AS NOMINEE FOR IMPACT MORTGAGE GROUP, INC., ITS SUCCESSORS AND ASSIGNS, who, as such ASST. SECRETARY being authorized to do so, executed the foregoing instrument for the purposes therein contained. He/she/they is (are) personally known to me.

  
\_\_\_\_\_  
**NICOLE BALDWIN**  
**COMM EXPIRES: 08/05/2020**



GTSRC 395587134 5@ 100052550051295060 MERS PHONE 1-888-679-6377 DOCR T0516085513 [C-1]  
ERCNAL1



\*D0017483611\*



Filed and Recorded  
Official Public Records  
Judge James W. Fuhrmeister, Probate Judge,  
County Clerk  
Shelby County, AL  
08/05/2016 04:02:22 PM  
\$15.00 CHERRY  
20160805000279690

