

Loan # 402193000
This instrument prepared by/ return to:
Justina Galing
USAmeriBank
P.O. Box 17540
Clearwater, FL 33762

State of Alabama
Shelby County



20170117000020550 1/1 \$15.00
Shelby Cnty Judge of Probate, AL
01/17/2017 02:03:52 PM FILED/CERT

PARTIAL RELEASE OF MORTGAGE

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, Eddleman Residential, LLC, an Alabama Limited Liability Company, hereinafter called Mortgagor by Construction Mortgage Future Advance bearing the date September 8, 2016 and recorded September 14, 2016 as Instrument 20160914000335860; 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 4-20, according to the Map and Survey of Village at Highland Lakes Sector Four – English Village Neighborhood, as recorded in Map Book 44, Page 131, in Office of the Judge of Probate of Shelby County, Alabama.

Together with non-exclusive easement of use the private roadways, common areas all as more particularly described in the Easements and Master Protective Covenants for The Village at Highland Lakes, a Residential Subdivision, recorded in Instrument No. 20060421000186650 in the Probate Office of Shelby County, Alabama, and the Declaration of Covenants, Conditions and Restrictions for The Village at Highland Lakes, a Residential Subdivision, Sector Four, recorded as Instrument No. 20150430000142220 Supplemental Declaration to the Declaration of Covenants, Conditions, and Restrictions for the Village at Highland Lakes, a Residential Subdivision, Sector 4, as recorded in Instrument 20151230000442820 in the Probate Office of Shelby County, Alabama (which, together with all amendments thereto, is hereinafter collectively referred to as, the "Declaration").

6065 English Village Lane, Birmingham, AL 35242

#402193000

\$348,000.00

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 12th day of January, 2017.

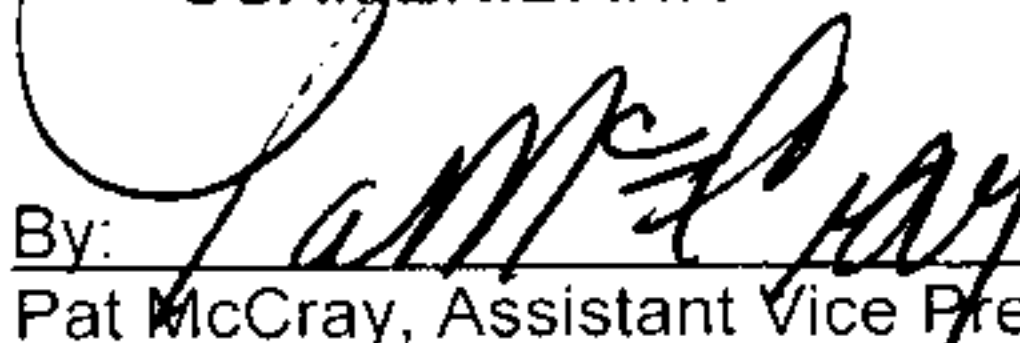
Signed, Sealed and delivered in the presence of:


Witness: Justina Galing

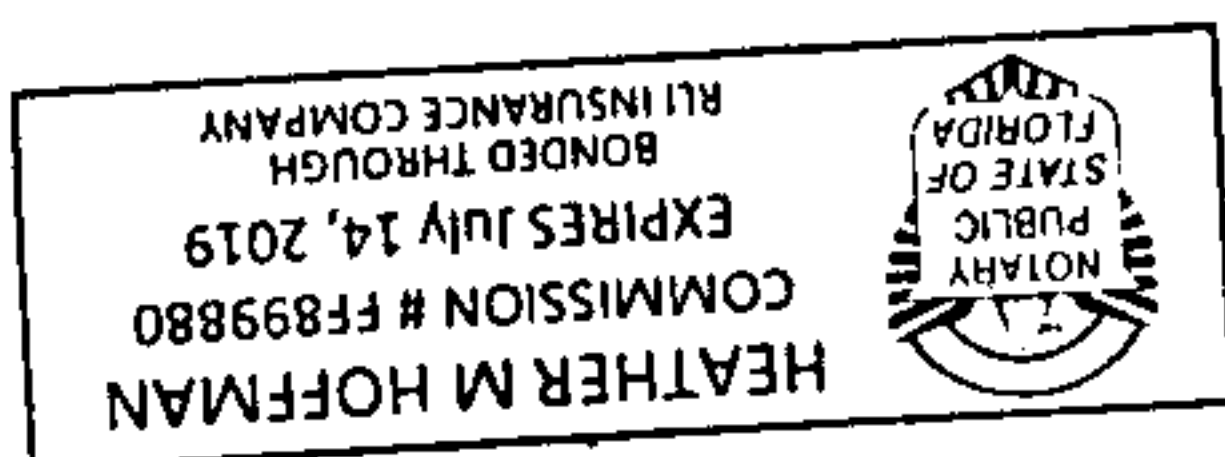

Witness: Angela Dohssen

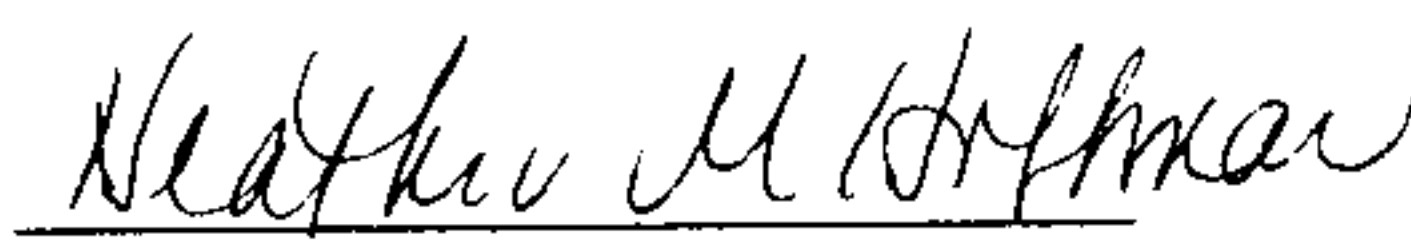
STATE OF FLORIDA
COUNTY OF PINELLAS

USAMERIBANK

By: 
Pat McCray, Assistant Vice President

The foregoing instrument was acknowledged before me this 12th day of January, 2017, by Pat McCray, Assistant Vice President of USAmeriBank, on behalf of the bank. She is personally known to me and did not take an oath.




Notary Public
My Commission Expires