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02/27/2017 08:12:59 AM
PARTREL 1/2

State of Alabama
County of Jefferson

Know All Men By These Presents, That whereas the undersigned Kadco, LLC is the owner and holder of record of that certain mortgage executed by New Centennial Realty, Co., LLC to Kadco, LLC dated July 5, 2016, and recorded in the Office of the Judge of Probate of Shelby County, Alabama, in Instrument No. 20160722000256910, in which mortgage the following described land and other land is described and conveyed; and,

Whereas, for the consideration herein set out, the said Kadco, LLC has agreed to release from the lien of said mortgage the hereinafter described land.

Now, Therefore, in consideration of the premises and the sum of ten dollars (\$10.00) and other good and valuable consideration paid to the holder of said mortgage, on the execution and delivery of this instrument, the receipt of which sum is hereby acknowledged, the said Kadco, LLC does hereby release, remise, convey and quitclaim unto the said *, their heirs and assigns from the lien, operation and effect of said mortgage that part of the land described in said mortgage which is described as follows:

See attached Exhibit "A" for legal description.

Whether correctly described or not, this partial release in no way releases the remainder of the property described in said mortgage. It is the intent of Kadco, LLC that the mortgage shall remain in full force and effect on the property described in Instrument No. 20160722000256910 and releases only the above described acreage.

As to all other land described and conveyed in said mortgage, the lien thereof shall remain in full force and effect, unaffected by this release.

To Have and to Hold said tract or parcel of land unto the said *, their heirs and assigns forever.

In Witness Whereof, I hereunto set my hand and seal this 23rd day of February, 2017.

Kadco, LLC by RF Manager, LLC
Charles G. Kessler Jr.
By: CHARLES G. KESSLER JR.
Its: MANAGER

State of Alabama
County of Jefferson

I, the undersigned, a Notary Public in and for the said County in said State, hereby certify that Charles G. Kessler Jr. whose name as Manager of RF Manager of Kadco, LLC, a limited liability company, is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance he, as such officer and with full authority, executed the same voluntarily for and as the act of said limited liability company. Given under my hand this 23rd day of February, 2017.

Jane B. Richardson
Notary Public
My Commission Expires: 3/13/2020

Prepared by : Shannon E. Price, Esq. - Kudulis, Reisinger & Price, LLC, - P. O. Box 653, Birmingham, AL 35201

EXHIBIT "A"

LOT 3, OF SMITH'S ADDITION TO BRIDGEWATER DRIVE, AS RECORDED IN MAP BOOK 46, PAGE 42, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

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File No.: 1702143
AL Exhibit A Legal Description Buyer Signs

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Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
02/27/2017 08:12:59 AM
\$18.00 CHERRY
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A handwritten signature in black ink, appearing to be "J. W. Fuhrmeister", is written over the printed name of the Probate Judge.