

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

20170501000147940
05/01/2017 08:43:17 AM
REL 1/1

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



CORPORATE CANCELLATION AND RELEASE

STATE OF ALABAMA
COUNTY OF SHELBY

The debt secured by Mortgage recorded in Real Property Mortgage **Instrument # 20040604000300760** of the records in the offices of the Judge of Probate of **SHELBY County, Alabama**, from: **QUENTIN WARD AND CARYN M. WARD, HUSBAND AND WIFE, THIS IS TO CERTIFY THAT QUENTIN WARD AND QUENTIN A. WARD ARE ONE AND THE SAME PERSON** 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 NATIONAL BANK OF COMMERCE OF BIRMINGHAM, ITS SUCCESSORS AND ASSIGNS has caused its name to be signed **this 20th day of April in the year 2017.**
MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ('MERS') AS NOMINEE FOR NATIONAL BANK OF COMMERCE OF BIRMINGHAM, ITS SUCCESSORS AND ASSIGNS

Ad Miranda

ANDRE MIRANDA
VICE PRESIDENT

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 20th day of April in the year 2017, by Andre Miranda as VICE PRESIDENT of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ('MERS') AS NOMINEE FOR NATIONAL BANK OF COMMERCE OF BIRMINGHAM, ITS SUCCESSORS AND ASSIGNS, who, as such VICE PRESIDENT being authorized to do so, executed the foregoing instrument for the purposes therein contained. He/she/they is (are) personally known to me.

Michelle Brown

MICHELLE BROWN
COMM EXPIRES: 10/13/2020



MICHELLE BROWN
Notary Public - State of Florida
My Commission #GG 38514
Expires October 13, 2020

GTSRC 398624899 MIN 100055200000079457 MERS PHONE 1-888-679-6377 MERS Mailing Address: P.O. Box 2026, Flint, MI 48501-2026 DOCR T201704-08:08:56 [C-1] ERCNAL1



D0022831405



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
05/01/2017 08:43:17 AM
\$15.00 CHERRY
20170501000147940

James W. Fuhrmeister