

Recording Requested By:
T.D. SERVICE COMPANY

20170629000231860
06/29/2017 08:11:35 AM
REL 1/2

And When Recorded Mail To:
T.D. Service Company
LR Department (Cust# 697)
4000 W Metropolitan Dr Ste 400
Orange, CA 92868

Space above for Recorder's use _____
MERS MIN#: 100052210009852922 PHONE#: (888) 679-6377
Customer#: 697/1 Service#: 4686608RL1  +
Loan#: 1001132628

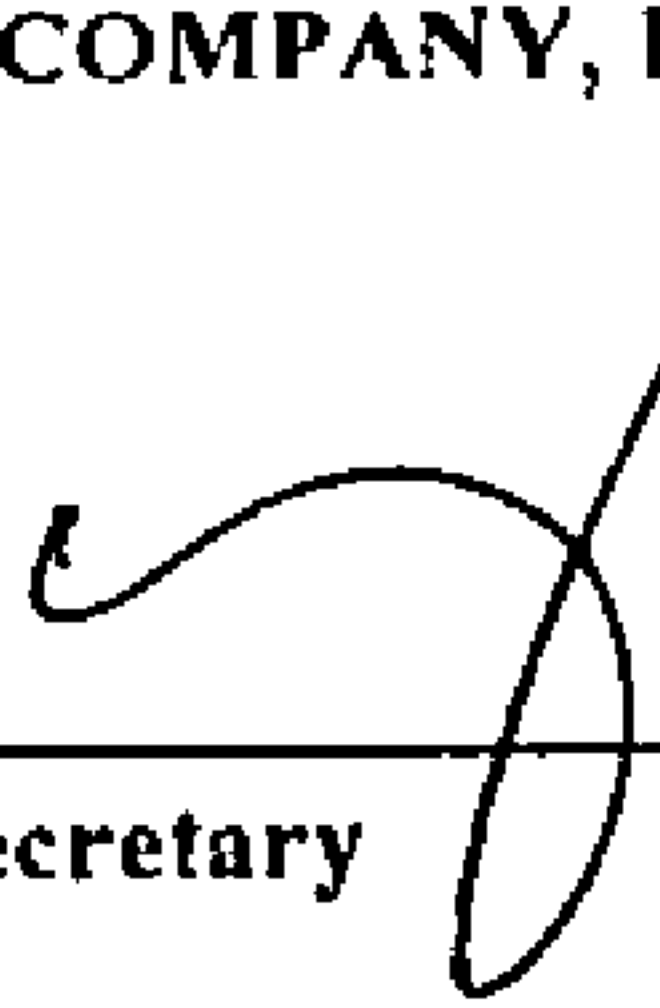
RELEASE OF MORTGAGE/DEED OF TRUST

KNOW ALL MEN BY THESE PRESENTS: That the undersigned current mortgagee/beneficiary of record for and in consideration of the payment of indebtedness secured, does hereby remise, release, satisfy, convey and quit claim unto: **WILLIAM SCOTT NIX AND RHONDA SMITH NIX, HUSBAND AND WIFE**, heirs, legal representatives, successors and/or assignees, and assigns all right, title, interest, claim, or demand whatsoever it may have acquired in, through or by a certain Mortgage/Deed of Trust bearing the date **AUGUST 14, 2009**, and filed for the record in the County Recorder of **SHELBY**, State of **ALABAMA**, as as Instrument No. **20090909000345820**, in Book No. ---, at Page No. --- on **SEPTEMBER 09, 2009**.

IN TESTIMONY WHEREOF, the said, **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR FRANKLIN AMERICAN MORTGAGE COMPANY, ITS SUCCESSORS AND ASSIGNS**, has caused these presents to be signed by its Assistant Secretary.


Dated: JUN 15 2017

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR FRANKLIN AMERICAN MORTGAGE COMPANY, ITS SUCCESSORS AND ASSIGNS

By: 
Steven Dang, Assistant Secretary

WITNESS:


(Name): **Tiffany Rios**


(Name): **C. Davenport**

Loan#: 1001132628
Srv#: 4686608RL1
Page 2

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of CALIFORNIA
County of ORANGE

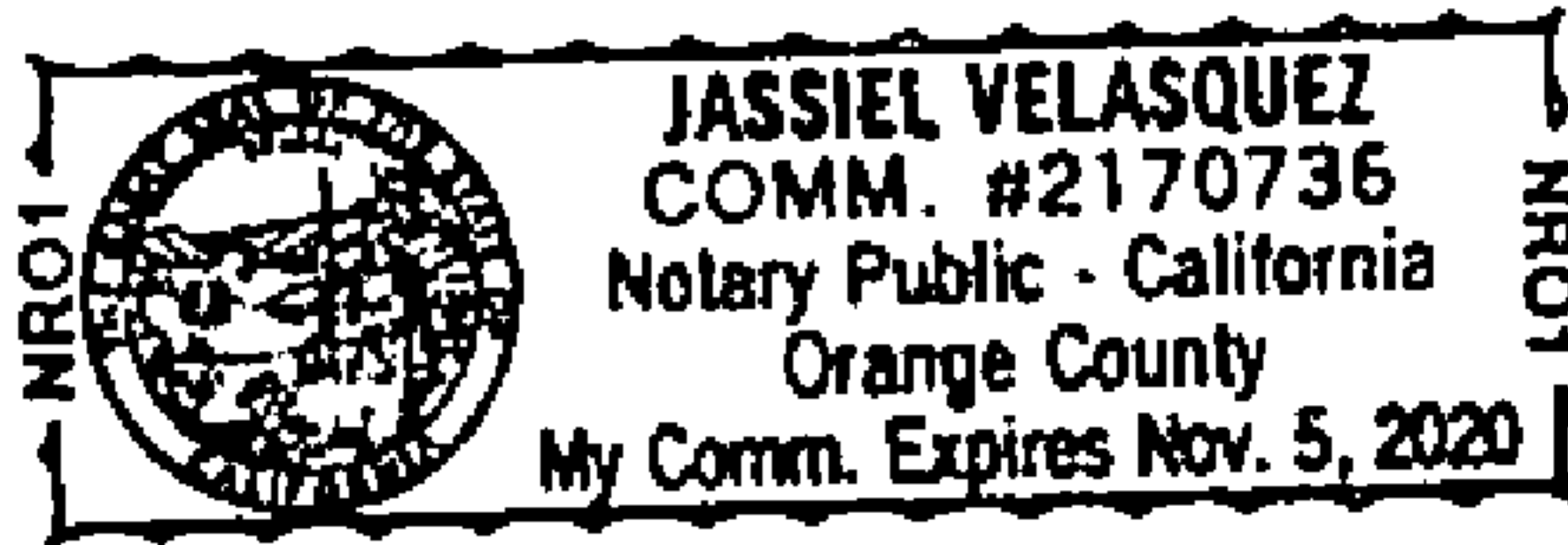
}
} ss.

JUN 15 2017

On _____, before me, Jassiel Velasquez, a Notary Public, personally appeared **Steven Dang**, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies) and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument. I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.
Witness my hand and official seal.



(Notary Name): Jassiel Velasquez



Prepared By:
T.D. Service Company
LR Department
4000 W Metropolitan Dr Ste 400
Orange, CA 92868
SUSAN BURNS, (714) 543-8372



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
06/29/2017 08:11:35 AM
\$18.00 CHERRY
20170629000231860

