

20170818000300260 1/3 \$21.00
Shelby Cnty Judge of Probate, AL
08/18/2017 10:55:17 AM FILED/CERT

____ State of Alabama _____ Space Above This Line for Recording Data

This instrument was prepared by: Bryant Bank
Denise Clements
234 Goodwin Crest Drive, Suite 500
Homewood, Alabama 35209

RELEASE OF MORTGAGE

Bryant Bank, which is organized and existing
under the laws of **Alabama** and holder of that certain Mortgage made and executed by
James H Benson, an unmarried man

____ as Mortgagor, and
Bryant Bank as Mortgagee on **2/11/2008**

to secure the debt or other obligation in the amount of **150,000.00**
certifies that the Mortgage has been fully paid, satisfied or otherwise discharged. The Mortgage was recorded on
2/14/08

in the **Judge of Probate** for **Shelby** County, Alabama
and is indexed as **Instrument# 20080214000061470**

The Mortgage having been complied with, the undersigned releases the Mortgage and all of its right, title and interest
in the Property located at **12.69 acres Highway 331, Columbiana, Alabama 35051**
and legally described as:

See Exhibit A

LENDER:

Denise Clements (Seal)

(Witness)

(Witness)



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ACKNOWLEDGEMENT
(Lender Acknowledgement)

State of Alabama County of Shelby ss.
I, Hellie Rickett Seaberry, a Notary Public, in and for said
County in said State, hereby certify that Denise Clements
whose name(s) as Vice President
of Bryant Bank, a Banking Institution is/are signed to the foregoing
instrument and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument,
he/she/they, in his/her/their capacity as such She executed the same
voluntarily on the day the same bears date. Given under my hand this the 17th day of August, 2017

My Commission Expires:
December 19, 2020

Hellie Rickett Seaberry
Notary Public

(seal)

EXHIBIT A

20170818000300260 3/3 \$21.00
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A parcel of land situated in Section 36, Township 20 South, Range 2 West, Shelby County, Alabama, being more particularly described as follows:

Commence at the Northeast corner of the Northwest Quarter of the Northwest Quarter of said Section 36; thence run South 00 degrees 47 minutes 15 seconds East for a distance of 519.52 feet; thence run South 89 degrees 12 minutes 45 seconds West for a distance of 1367.14 feet; thence run North 01 degrees 53 minutes 01 seconds West for a distance of 126.86 feet to a point on the Southerly right of way line of Firetower Road (County Highway 331), 60-foot right of way; thence run North 67 degrees 55 minutes 54 seconds East for a distance of 143.49 feet to the point of curvature of a curve to the left, said curve having a radius of 186.23 feet; thence run Northeasterly along the arc of said curve for an arc length of 23.53 feet (delta angle of 7 degrees 14 minutes 26 seconds, chord length of 23.52 feet, chord bearing of North 64 degrees 18 minutes 43 seconds East) to a point of tangency of said curve; thence run North 60 degrees 41 minutes 33 seconds East for a distance of 172.94 feet to a point on a curve to right, said curve having a radius of 267.60 feet; thence run Northeasterly along the arc of said curve for an arc length of 86.86 feet (delta angle of 18 degrees 35 minutes 48 seconds, chord length of 86.48 feet, chord bearing of North 69 degrees 59 minutes 29 seconds East) to the point of reverse curvature with a curve to the left, said curve having a radius of 1058.45 feet; thence run Northeasterly along the arc of said curve for an arc length of 69.87 feet (delta angle of 03 degrees 46 minutes 56 seconds, chord length of 69.86 feet, chord bearing of North 77 degrees 23 minutes 56 seconds East) to the point of reverse curvature of a curve to the right, said curve having a radius of 213.97 feet; thence run Northeasterly along the arc of said curve for an arc length of 59.65 feet (delta angle of 15 degrees 58 minutes 19 seconds, chord length of 59.45 feet, chord bearing of North 83 degrees 29 minutes 37 seconds East) to the point of reverse curvature of a curve to the left, said curve having a radius of 156.81 feet; thence run northeasterly along the arc of said curve for an arc length of 96.13 feet (delta angle of 35 degrees 07 minutes 25 seconds, chord length of 94.63 feet, chord bearing of North 73 degrees 55 minutes 05 seconds East) to the point of reverse curvature with a curve to the right, said curve having a radius of 332.20 feet; thence run Northeasterly along the arc of said curve for an arc length of 39.53 feet, delta angle of 06 degrees 49 minutes 04 seconds, chord length of 39.51 feet, chord bearing of North 53 degrees 49 minutes 14 seconds east) to the point of reverse curvature with a curve to the left, said curve having a radius of 52.54 feet; thence run Northerly along the arc of said curve for an arc length of 96.60 feet (delta angle of 105 degrees 20 minutes 25 seconds, chord length of 83.56 feet, chord bearing of North 00 degrees 13 minutes 32 seconds East), to a point of tangency with said curve; thence run North 51 degrees 29 minutes 46 seconds West along said tangent for a distance of 24.34 feet to the point of curvature of a curve to the left, said curve having a radius of 152.63 feet; thence run Northwesterly along the arc of said curve for an arc length of 40.03 feet (delta angle of 15 degrees 03 minutes 36 seconds, chord length of 39.92 feet, chord bearing of North 59 degrees 00 minutes 32 seconds West) to a point of tangency of said curve; thence run North 66 degrees 31 minutes 17 seconds West for a distance of 119.87 feet to a point on the North line of said section 36; thence run south 89 degrees 39 minutes 08 seconds East for a distance of 890.64 feet to the point of beginning. According to survey of Rodney Y. Shiflett, RLS #21784. Situated in Shelby County, Alabama.