

20180928000348450  
09/28/2018 04:16:26 PM  
REL 1/6

PREPARED BY:

Polsinelli PC  
900 W. 48<sup>th</sup> Place, Suite 900  
Kansas City, Missouri 64112

AFTER RECORDING  
PLEASE RETURN TO:

First American Title Insurance  
Company  
Attention: Laurie McKee  
1125 17<sup>th</sup> Street, Suite 500  
Denver, Colorado 80202

SPACE ABOVE FOR RECORDER'S USE ONLY

**SATISFACTION OF MORTGAGE, ASSIGNMENT OF LEASES AND RENTS,  
SECURITY AGREEMENT AND FIXTURE FILING**

STATE OF ALABAMA     )  
                                      )  
COUNTY OF SHELBY    )

Know all men by these presents, that **WILMINGTON TRUST, NATIONAL ASSOCIATION, AS TRUSTEE ON BEHALF OF THE HOLDERS OF CITIGROUP COMMERCIAL MORTGAGE TRUST 2016-SMPL, COMMERCIAL MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2016-SMPL**, with a mailing address of c/o KeyBank National Association, 11501 Outlook Street, Suite 300, Overland Park, Kansas 66211, acknowledges payment of the indebtedness secured by that certain Mortgage, Assignment of Leases and Rents, Security Agreement and Fixture Filing dated as of September 1, 2016, made by SS Highway 280, LLC, a Delaware limited liability company, to Citigroup Global Markets Realty Corp., a New York corporation, and recorded on September 7, 2016, in the Official Public Records of the Probate Office of Shelby County, Alabama as Instrument No. 20160907000323900, as assigned by that certain Assignment of Mortgage, Assignment of Leases and Rents, Security Agreement and Fixture Filing dated effective as of October 13, 2016, from Citigroup Global Markets Realty Corp., a New York corporation, to Wilmington Trust, National Association, as

Highway 280 - Birmingham, Alabama (23402)

SS-AL 8705

Trustee on behalf of the Holders of Citigroup Commercial Mortgage Trust 2016-SMPL, Commercial Mortgage Pass-Through Certificates, Series 2016-SMPL, and recorded on November 2, 2016, in the Official Public Records of the Probate Office of Shelby County, Alabama as Instrument No. 20161102000401830 (collectively, the “**Mortgage**”), and the undersigned does further hereby release said Mortgage, which is a lien on that certain real property more particularly described on Exhibit A attached hereto.


**(REMAINDER OF PAGE INTENTIONALLY LEFT BLANK)**

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In witness whereof, the undersigned, has executed this Satisfaction of Mortgage, Assignment of Leases and Rents, Security Agreement and Fixture Filing this 1 day of September, 2018.

**WILMINGTON TRUST, NATIONAL  
ASSOCIATION, AS TRUSTEE ON BEHALF  
OF THE HOLDERS OF CITIGROUP  
COMMERCIAL MORTGAGE TRUST 2016-  
SMPL, COMMERCIAL MORTGAGE PASS-  
THROUGH CERTIFICATES, SERIES 2016-  
SMPL**

By: KeyBank National Association,  
as Authorized Agent

By:   
Name: Michael A. Tilden  
Title: Vice President

ACKNOWLEDGMENT

STATE OF KANSAS

COUNTY OF JOHNSON

I, the undersigned Notary Public, in and for said County in said State, hereby certify that Michael A. Tilden, the Vice President of KeyBank National Association, as Authorized Agent for Wilmington Trust, National Association, as Trustee on behalf of the Holders of Citigroup Commercial Mortgage Trust 2016-SMPL, Commercial Mortgage Pass-Through Certificates, Series 2016-SMPL, has signed to the foregoing instrument, and whom is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, he, as such officer and with full authority, has executed the same voluntarily for and as the act of said entity.

Given under my hand and official seal this 31 day of August, 2018.

Cindy L. Crow  
Notary Public in and for Said County and State  
Cindy L. Crow  
(Type, print or stamp the Notary's name below his or her signature.)

My Commission Expires:

12/20/21

[SEAL]



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**EXHIBIT A**  
**LEGAL**  
**DESCRIPTION**

Parcel I-FEE

A part of Lot 1, Dewberry's Subdivision as recorded in Map Book 9, Page 11 in the Probate Office of Shelby County, Alabama, being more particularly described as follows:

Begin at the Southwest corner of the Northwest 1/4 of the Southeast 1/4 of Section 36, Township 18 South, Range 2 West, Shelby County, Alabama, said point being on the West line of said Lot 1, Dewberry's Subdivision; thence from the West line of said 1/4 - 1/4 section turn an angle of 29 degrees 08 minutes to the right in a Northeasterly direction and run 695.72 feet to a point; thence 95 degrees 21 minutes to the right in a Southeasterly direction a distance of 108.82 feet to a point; thence 51 degrees 00 minutes 30 seconds to the left in a Northeasterly direction a distance of 145.36 feet to a point; thence 18 degrees 46 minutes 45 seconds to the right in a Easterly direction a distance of 78.28 feet to a point; thence 20 degrees 07 minutes 42 seconds to the left in a Northeasterly direction a distance of 70.31 feet to a point; thence 38 degrees 51 minutes to the left in a Northeasterly direction a distance of 143.16 feet to a point on the Southwesterly right of way line of U.S. Highway No. 280; thence 92 degrees 59 minutes 54 seconds to the right in a Southeasterly direction along said right of way line a distance of 41.53 feet to a point; thence 79 degrees 04 minutes 30 seconds to the right in a Southwesterly direction a distance of 69.37 feet to the P.C. (point of curve) of a curve to the right having a radius of 167.05 feet and a central angle of 67 degrees 25 minutes; thence Southwesterly along the arc of said curve a distance of 196.55 feet to the P.T. (point of tangent) of said curve; thence Westerly in the tangent to said curve a distance of 50.00 feet to the P.C. (point of curve) of a curve to the left having a radius of 250.52 feet and a central angle of 41 degrees 05 minutes 04 seconds; thence Southwesterly along the arc of said curve a distance of 179.63 feet to the P.C.C. (point of compound curve) of a curve to the left having a radius of 160.00 feet and a central angle of 22 degrees 42 minutes 25 seconds; thence Southwesterly along the arc of said curve a distance of 63.41 feet to a point; thence 108 degrees 34 minutes 46 seconds to the left (angle measured to tangent) in a Southeasterly direction a distance of 142.71 feet to a point; thence 38 degrees 15 minutes to the right in Southeasterly direction a distance of 304.00 feet to a point; thence 70 degrees 30 minutes to the right in a Southwesterly direction a distance of 1016.00 feet to a point; thence 90 degrees 00 minutes to the right in a Northwesterly direction a distance of 257.32 feet to a point on the West line of the Southwest 1/4 of the Southeast 1/4 of said Section 36; thence 60 degrees 52 minutes to the right in a Northerly direction along the West line of said 1/4 - 1/4 section a distance of 572.42 feet to the point of beginning.

Parcel I-A-FEE

A part of Lot 1, Dewberry's Subdivision, as recorded in Map Book 9, Page 11, in the Probate Office of Shelby County, Alabama, being more particularly described as follows:

Begin at the Southwest corner of the Northwest 1/4 of the Southeast 1/4 of Section 36, Township 18 South, Range 2 West, Shelby County, Alabama, said point being on the West line of said Lot 1, Dewberry's Subdivision; thence North along the West line of said 1/4 - 1/4 section a distance of 653.70 feet to a point; thence 119 degrees 08 minutes to the right in a Southeasterly direction a distance of 218.25 feet to a point; thence 11 degrees 19 minutes to the left in a Southeasterly direction of 101.98 feet to a point; thence 101 degrees 19 minutes to the right in a Southwesterly direction a distance of 591.01 feet to the point of beginning.

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The foregoing Parcel I and Parcel I-A now being described by an as surveyed legal description as plotted by Robert Paul Bannerman, PLS #28090, upon a survey dated July 27, 2016 and last revised August 21, 2016, prepared by All Terrain Surveying, LLC, on behalf of American National, as Network Reference #20160716-102.

Beginning at a 1" pinched top pipe found at the southwest corner of the northwest quarter of the southeast quarter of section 36 township 18 south range 2 west; thence N00 degrees 30' 05"W a distance of 653.64' to a #4 rebar found; thence S61 degrees 21' 11"E a distance of 218.47' to a #4 rebar found; thence S72 degrees 38' 11" E a distance of 102.28' to a 1" pinched top pipe found; thence N28 degrees 41' 11"E, a distance of 104.75' to a #4 rebar found; thence S55 degrees 58' 03"E, a distance of 108.76' to a nail found; thence N72 degrees 59' 34"E, a distance of 145.33' to a nail found; thence S88 degrees 12' 08"E, a distance of 78.30' to a nail found; thence N71 degrees 37' 41"E, a distance of 70.34' to a nail found; thence N32 degrees 47' 08"E, a distance of 143.18' to a nail found; thence S54 degrees 13' 24"E, a distance of 41.52' to a #4 rebar found; thence S25 degrees 02' 16"W, a distance of 69.49' to a #4 rebar found; thence a curve to the right with the following attributes: a delta angle of 67 degrees 22' 53", a radius of 167.05', an arc length of 196.46', a chord bearing of S58 degrees 35' 36"W and a chord length of 185.33' to a #4 rebar found; thence N87 degrees 52' 11"W, a distance of 49.73' to a #4 rebar found; thence a curve to the left with the following attributes: a delta angle of 41 degrees 05' 42", a radius of 250.52', an arc length of 179.68', a chord bearing of S71 degrees 43' 20"W and a chord length of 175.86' to a #4 rebar found; thence a curve to the left with the following attributes: a delta angle of 22 degrees 43' 27", a radius of 160.00', an arc length of 63.46', a chord bearing of S39 degrees 50' 54"W and a chord length of 63.04' to a #4 rebar found; thence S80 degrees 05' 55"E, a distance of 142.72' to a #4 rebar found; thence S41 degrees 52' 15"E, a distance of 303.68' to a #4 rebar found; thence S28 degrees 38' 44"W, a distance of 1,015.81' to a 1" pinched top pipe found; thence N61 degrees 23' 57"W, a distance of 257.61' to a #4 rebar found; thence N00 degrees 28' 26"W, a distance of 572.41' to the point of beginning. Being the same as Parcel I and Parcel I-A.

#### PARCEL II- EASEMENT

A NON-EXCLUSIVE EASEMENT TO MAINTAIN, UPKEEP, REPAIR AND REPLACE AND INSTALL A SIGN AS CREATED WITHIN AN AGREEMENT RECORDED MAY 4, 2005 AS INSTRUMENT NO. 20050504000212340 BY AND BETWEEN SOUTHHALL OF HOOVER, LLC, AN ALABAMA LIMITED LIABILITY COMPANY, THE INDUSTRIAL DEVELOPMENT BOARD OF THE CITY OF VINCENT AND DLR ASSOCIATES, LLC, A GEORGIA LIMITED LIABILITY COMPANY.



Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
09/28/2018 04:16:26 PM  
\$31.00 CHARITY  
20180928000348450

*Allen S. Bayl*

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