

**STATE OF ALABAMA
COUNTY OF SHELBY**

RELEASE OF MORTGAGE

KNOW ALL MEN BY THESE PRESENTS, that SOUTHPOINT BANK, is the owner of that mortgage executed by Eric Nichols and Rachael Nichols husband and wife in the principal amount of **\$425,000.00** and filed for recording in the Office of the JUDGE OF PROBATE OF SHELBY County, Alabama on April 19, 2017 in Inst. # 20170419000132800.

WHEREAS, the undersigned desires to release the hereinafter described real estate; and

WHEREAS, the undersigned desires that all of the lands described hereinafter be released;

NOW THEREFORE, the premises considered **SOUTHPOINT BANK**, does hereby release, remise, quit claim and convey unto Eric Nichols and Rachael Nichols his/her/their assigns and successor forever, all and every interest they may have in and to all the lands described as follows, to-wit:

987 Bridgewater Drive, Hoover, AL 35244

IN WITNESS WHEREOF, the undersigned have caused these presents to be executed on this the 29th day of January 2019.

SOUTHPOINT BANK


BY: **Randy Brown**

ITS: **EVP**

**STATE OF ALABAMA
COUNTY OF JEFFERSON**

I, the undersigned, a Notary Public in and for said County and State do hereby certify that **Randy Brown**, whose name as **EVP** of **SOUTHPOINT BANK**, is/are signed to the foregoing release, who is/are known to me, acknowledged before me on this day, that being informed of the contents of said release, they executed the same with full power and authority on the day the same bears date.

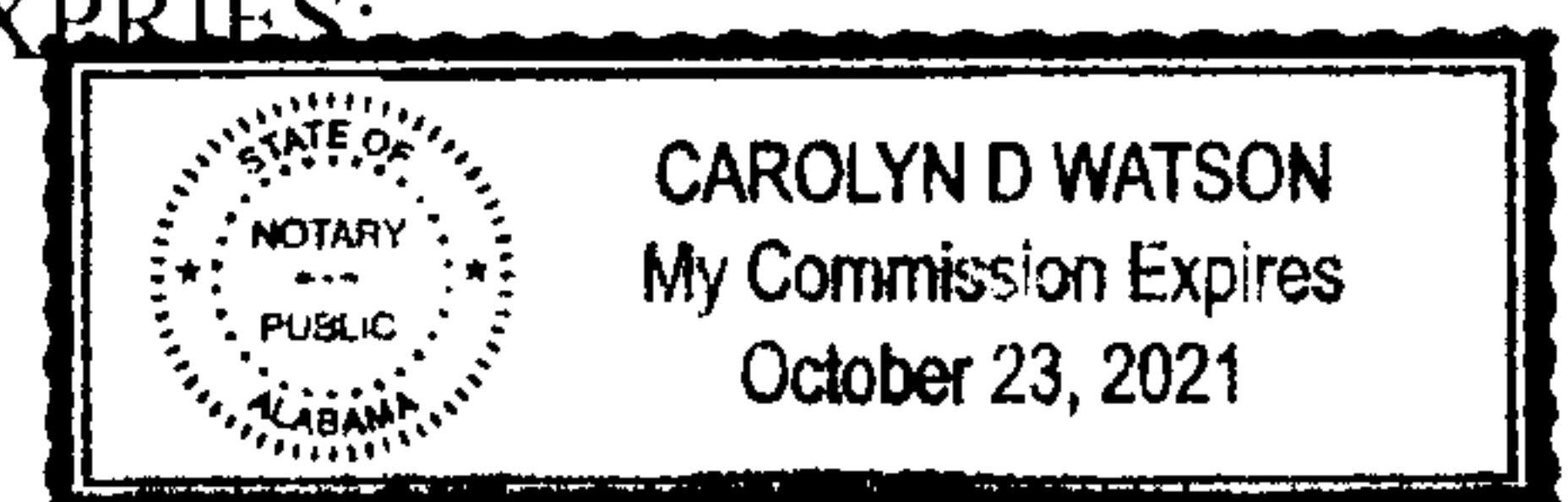
Given under my hand and official seal this the 29th day of January 2019.




NOTARY PUBLIC

COMMISSION EXPIRES:

THIS INSTRUMENT WAS PREPARED BY:
SOUTHPOINT BANK
CAROLYN WATSON
3501 Grandview Parkway
BIRMINGHAM, AL 35243
Loan # 1610005050




20190201000034740 1/1 \$15.00
Shelby Cnty Judge of Probate, AL
02/01/2019 04:11:25 PM FILED/CERT