

STATE OF ALABAMA
COUNTY OF SHELBY

20190403000107130
04/03/2019 11:33:23 AM
PARTREL 1/2

PARTIAL RELEASE

WHEREAS, EVABANK, holds a lien on the herein described real property by virtue of that certain mortgage from **DAVID ACTON BUILDING CORPORATION**, dated 10/5/17 and recorded 10/9/17 in Instrument No. 20171009000366380 of the records in the Office of the Judge of Probate Court of Shelby County, Alabama; and

WHEREAS, the said EVABANK desires to release from the effects of said lien a portion of the property described in said mortgage.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of Forty Eight Thousand Dollars (\$48,000.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the said EVABANK does hereby RELEASE and DISCHARGE from the operation, effects and provisions of the above described mortgage, the following described real property located in Shelby County, Alabama.

Lot 1-15, according to the Map and Survey of Chelsea Park, 1st Sector, Phase I & II, as recorded in Map Book 34, Page 21 A&B, in the Probate Office of Shelby County, Alabama.

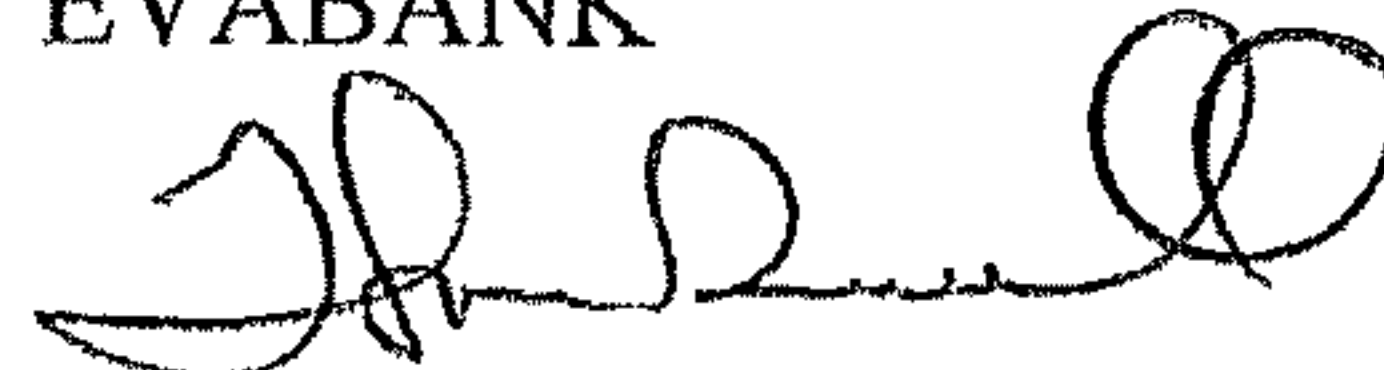
Together with the nonexclusive easement to use the Common Areas as more Particularly described in Declaration of Easements and Master Protective Covenants of Chelsea Park, a residential Subdivision, executed by the grantor and filed for record as Instrument No. 20041014000566950 in the Probate Office of Shelby County, Alabama and Declaration of Covenants, Conditions and Restrictions for Chelsea Park 1st Sector executed by Grantor and Chelsea Park Residential Association, Inc., and recorded as Instrument No. 20041026000590790, (which, together with all amendments thereto, are hereinafter collectively referred to as the "Declaration")

It is understood and agreed that the said EVABANK hereby declares the above described mortgage to be DISCHARGED, RELEASED and SATISFIED with respect to the property described herein only; said mortgage shall in all other respects remain in full force and effect as a lien against all of the remaining property described therein.

29th IN WITNESS WHEREOF, the said EVABANK has hereunto set their hand and seal on this the day of March, 2019.

(SEAL)

EVABANK



BY: THOMAS W. RUSSELL

ITS: SUP

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned notary public in and for said State and County, hereby certify that Thomas W. Russell, whose name as S.V.P. of EVABANK is signed to the foregoing release and who is known to me, acknowledged before me on this date that, being

informed of the contents of said instrument, he/she as such officer and with full authority executed the same voluntarily on the day the same bears date.

Given under by hand and seal on this 29th day of March, 2019.

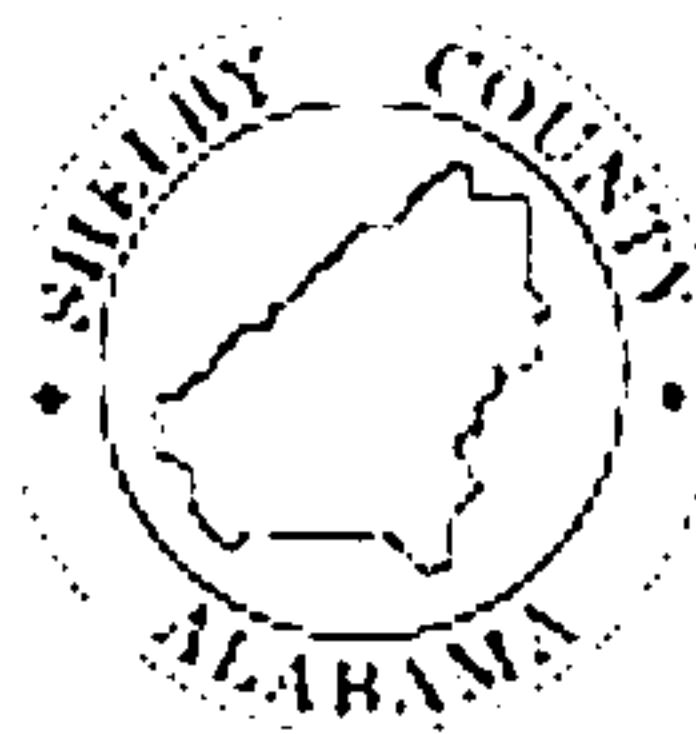


Stephanie Ann Linstrom

Notary Public

My Commission Expires: 11/21/2022

This instrument prepared by:
Charles D. Stewart, Jr.
Executive Real Estate Group, LL
4898 Valleydale Road, Suite A-2 Birmingham, AL 35242
File: 2019194



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
04/03/2019 11:33:23 AM
\$18.00 CHERRY
20190403000107130

Alicia S. Bayl