

ALABAMA
COUNTY OF SHELBY
LOAN NO.: 0578923743

20190912000336740
09/12/2019 03:48:34 PM
REL 1/1

PREPARED BY: NICOLE WILSON
NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING
75 BEATTIE PL, SUITE 300
GREENVILLE, SC 29601
WHEN RECORDED MAIL TO: FIRST AMERICAN MORTGAGE SOLUTIONS
1795 INTERNATIONAL WAY
IDAHO FALLS, ID 83402, PH. 208-528-9895



RELEASE OF MORTGAGE

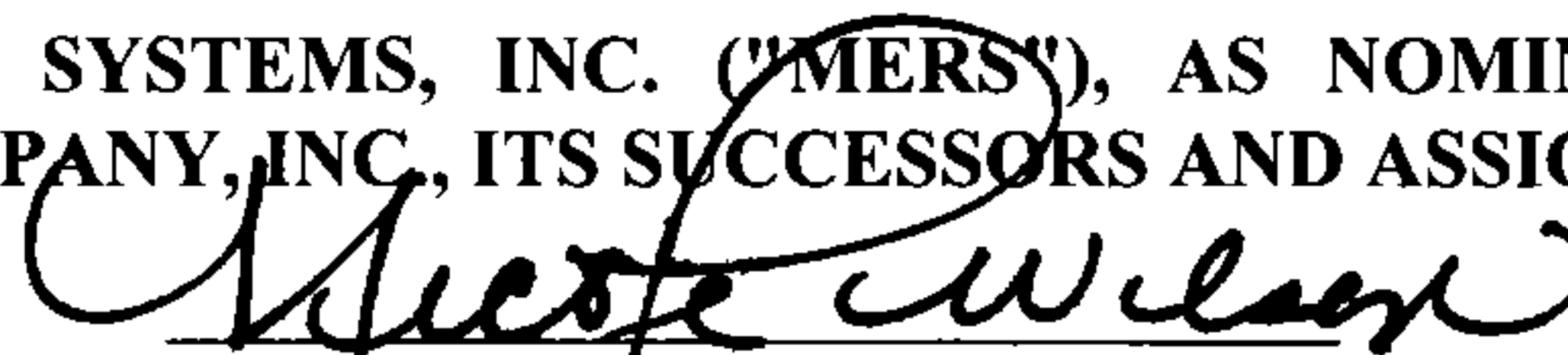
The undersigned, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS NOMINEE FOR ADVANCE MORTGAGE & INVESTMENT COMPANY, INC., ITS SUCCESSORS AND ASSIGNS, located at P.O. BOX 2026 FLINT, MICHIGAN 48501-2026, the owner, or nominee of the owner, of the indebtedness secured by that certain Mortgage described below, does hereby release and reconvey to the persons legally entitled thereto, all of its right, title, and interest in and to the real estate described in said Mortgage, forever satisfying, releasing, cancelling, and discharging the lien from said Mortgage.

Said Mortgage dated NOVEMBER 13, 2014 executed by HUGH TALBERT AND ANGELA TALBERT, HUSBAND AND WIFE, Mortgagor, located at 234 GRANDE VIEW CIR, MAYLENE, AL 35114, to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS NOMINEE FOR ADVANCE MORTGAGE & INVESTMENT COMPANY, INC., ITS SUCCESSORS AND ASSIGNS, Original Mortgagee, and recorded on DECEMBER 01, 2014 as Instrument No. 20141201000375810 in the office of the Judge of Probate for the County of SHELBY, State of ALABAMA.

LEGAL DESCRIPTION: AS DESCRIBED IN SAID MORTGAGE

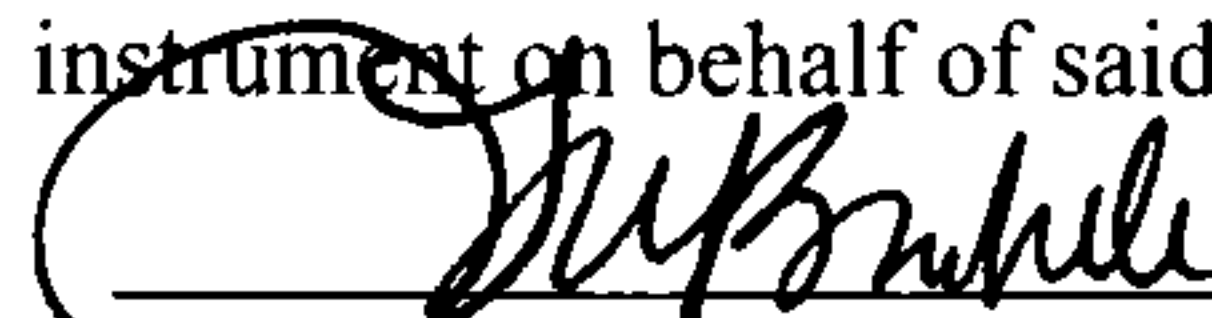
IN WITNESS WHEREOF, the undersigned has caused this Instrument to be executed on 06/20/2019.

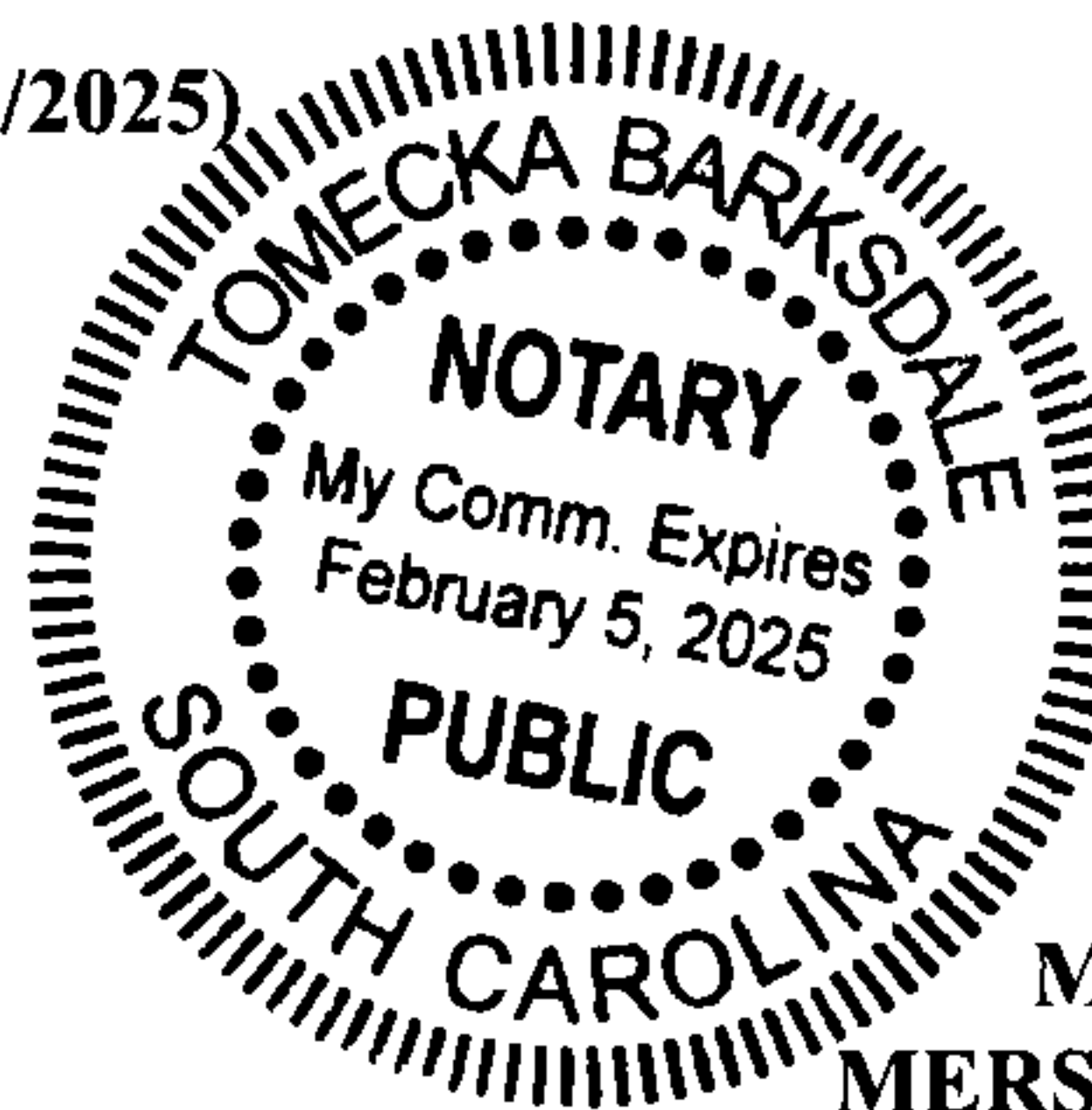
MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS NOMINEE FOR ADVANCE MORTGAGE & INVESTMENT COMPANY, INC., ITS SUCCESSORS AND ASSIGNS


NICOLE WILSON, VICE PRESIDENT

STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE) ss.

On 06/20/2019, before me, TOMECKA BARKSDALE, personally appeared NICOLE WILSON known to me to be the VICE PRESIDENT of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS NOMINEE FOR ADVANCE MORTGAGE & INVESTMENT COMPANY, INC., ITS SUCCESSORS AND ASSIGNS the corporation that executed the instrument or the person who executed the instrument on behalf of said corporation, and acknowledged to me that such corporation executed the same.


TOMECKA BARKSDALE (COMMISSION EXP. 2/5/2025)
NOTARY PUBLIC



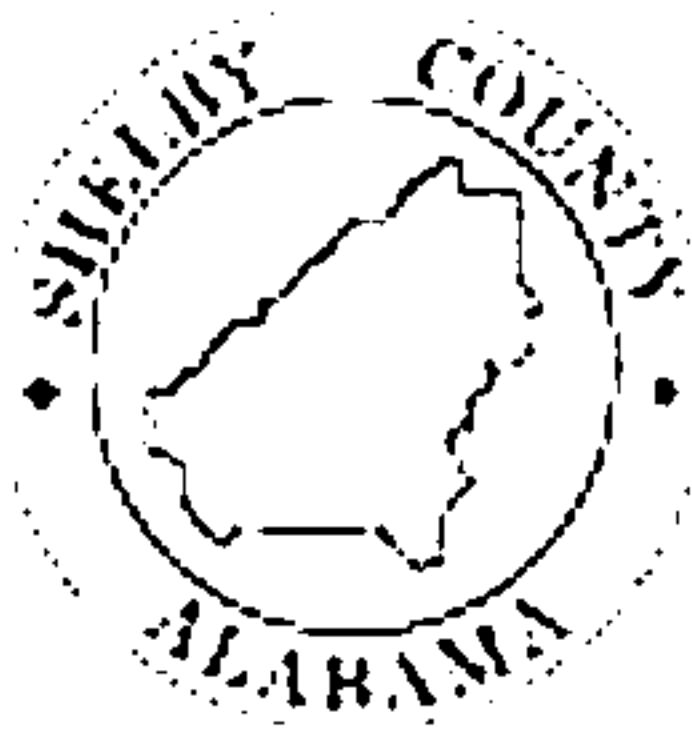
POD: 20190609

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MIN: 100403104032705726
MERS PHONE: 1-888-679-6377



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
09/12/2019 03:48:34 PM
\$22.00 CATHY
20190912000336740

Allen S. Bayl