

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 AND MODIFICATION OF MORTGAGE

Bryant Bank, which is organized and existing under the laws of Alabama and holder of that certain Mortgage made and executed by Terry A Bevard and Shirley H Bevard, husband and wife

_____ as Mortgagor, and Bryant Bank as Mortgagee on 6/17/2008

Modification of Mortgage on 1/7/13

to secure the debt or other obligation in the amount of 24,640.05 increased to 35,000.00 certifies that the Mortgage has been fully paid, satisfied or otherwise discharged. The Mortgage was recorded on 6/30/08 Modification of Mortgage on 2/11/13

in the Judge of Probate for Shelby County, Alabama and is indexed as Instrument# 20080630000265090 Modification of Mortgage as #20130211000058830

The Mortgage having been complied with, the undersigned releases the Mortgage and all of its right, title and interest in the Property located at 950 Highway 435, Columbiana, AL 35051 and legally described as:

See Exhibit A

LENDER:

Denise Clements (Seal)



20191203000446060 1/3 \$29.00
Shelby Cnty Judge of Probate, AL
12/03/2019 11:18:39 AM FILED/CERT

(Witness)

(Witness)

ACKNOWLEDGEMENT
(Lender Acknowledgement)

State of Alabama County of Shelby ss.
I, Hollie Rickett Seaberry, a Notary Public, in and for said
County in said State, hereby certify that Denise Clements
whose name(s) as Sr 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 26th day of November 2019

My commission expires:
My Commission Expires:
December 19, 2020
(seal)

Hollie Rickett Seaberry
Notary Public



20191203000446060 2/3 \$29.00
Shelby Cnty Judge of Probate, AL
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EXHIBIT A

PARCEL I:

Commence at the NE corner of the NE 1/4 of NW 1/4 of Section 21, Township 21 South, Range 1 East; thence run South along the East line of said 1/4-1/4 section for a distance of 420 feet to point of beginning; thence continue southerly along the East line; thence turn an angle to the right of 90 degrees and run westerly a distance of 160 feet; thence turn an angle to the right of 90 degrees and run northerly a distance of 210 feet; thence turn an angle to the right of 90 degrees and run 160 feet to point of beginning.

PARCEL II:

Commence at the Northeast corner of the Northeast quarter of the Northwest quarter, Section 21, Township 21 South, Range 1 East; thence run South along the East line of said 1/4-1/4 section for a distance of 630.0 feet; thence turn an angle of 90 degrees 38 minutes to the right and run a distance of 160.0 feet to the point of beginning; thence continue along last said course for a distance of 213.44 feet more or less to the east margin of a county road; thence turn an angle of 65 degrees 00 minutes right and run along the East margin of said county road a distance of 231.70 feet; thence turn an angle of 115 degrees 00 minutes right and run a distance of 309.05 feet; thence turn an angle of 89 degrees 22 minutes right and run a distance of 210.0 feet to the point of beginning.



20191203000446060 3/3 \$29.00
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