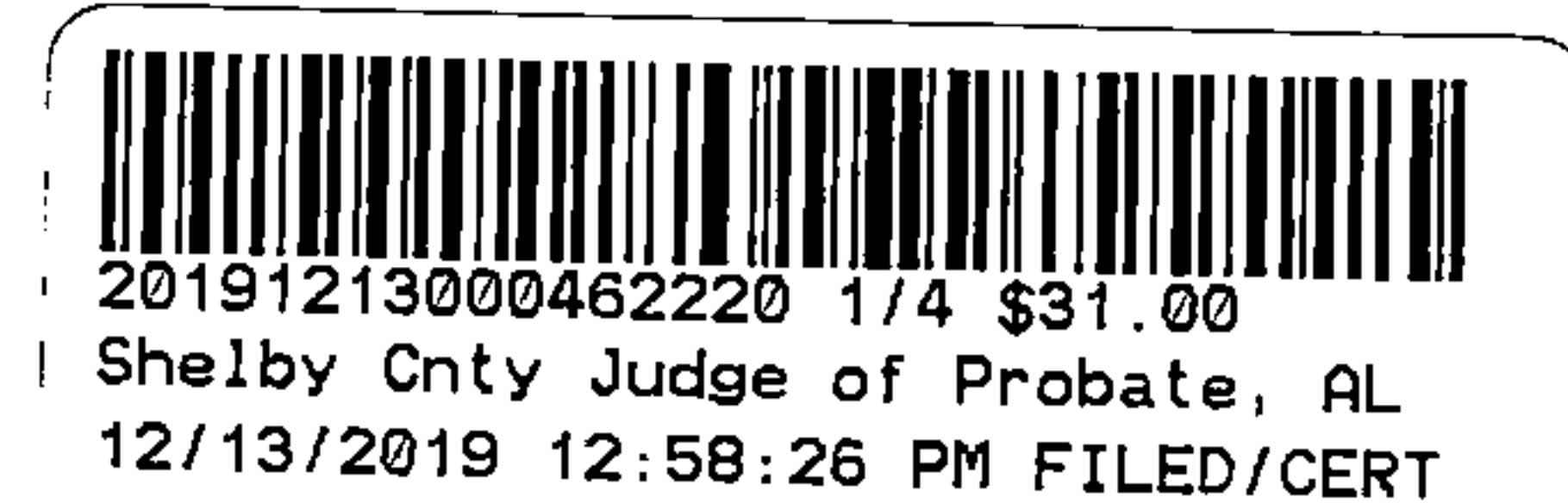


This instrument prepared by:

John W. Clark IV, Esq.  
CLARK LAW FIRM, PC  
The Landmark Center, Suite 600  
2100 First Avenue North  
Birmingham, Alabama 35203  
Telephone: (205) 506-0075  
Facsimile: (800) 856-9028

STATE OF ALABAMA     )  
                                     :  
COUNTY OF SHELBY     )



**SATISFACTION/RELEASE OF MORTGAGE**

Know all men by these presents, that the undersigned mortgagee **JSJF Properties I, LLC**, a limited liability company formed under the laws of the State of Alabama, acknowledges the full **SATISFACTION** and **RELEASE** of any indebtedness secured by that certain real property mortgage in the name of mortgagor **Rock School Development, LLC**, a limited liability company formed under the laws of the State of Alabama, said real property mortgage dated December 4, 2018, and having been recorded in the office of the Judge of Probate Court of Shelby County, Alabama on December 7, 2018 as **Instrument #20181207000427620** in the initial principal amount of \$1,994,180, and the undersigned does hereby **RELEASE AND SATISFY** said mortgage and release the real property securing said mortgage as more particularly described on Exhibit A hereto.


*[SIGNATURE ON FOLLOWING PAGE]*

[SIGNATURE PAGE TO SATISFACTION/RELEASE OF MORTGAGE]

Executed as of the 11th day of December 2019.

**JSJF PROPERTIES I, LLC**

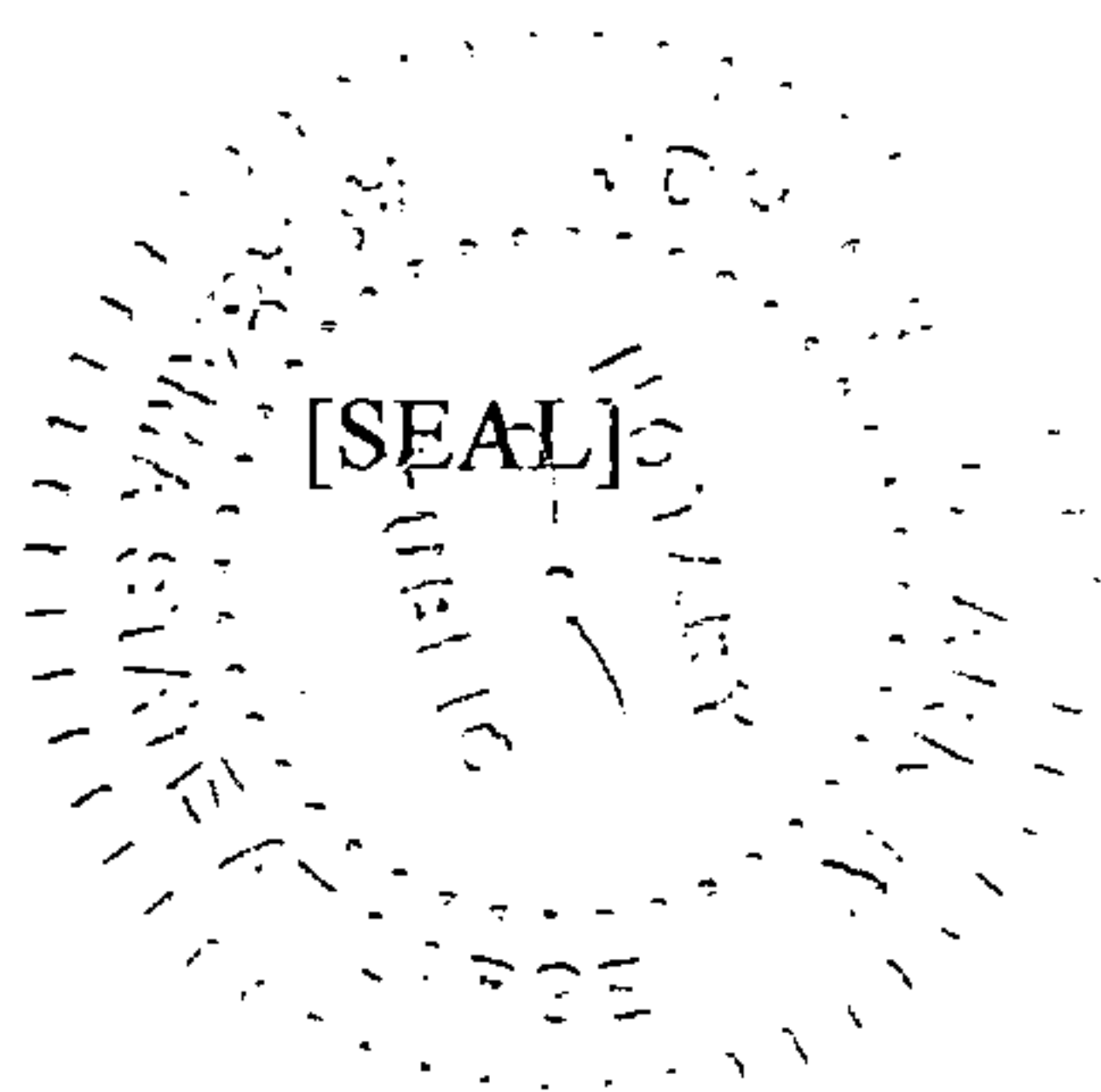
By: JLS Management Co., LLC  
As its: Authorized Member

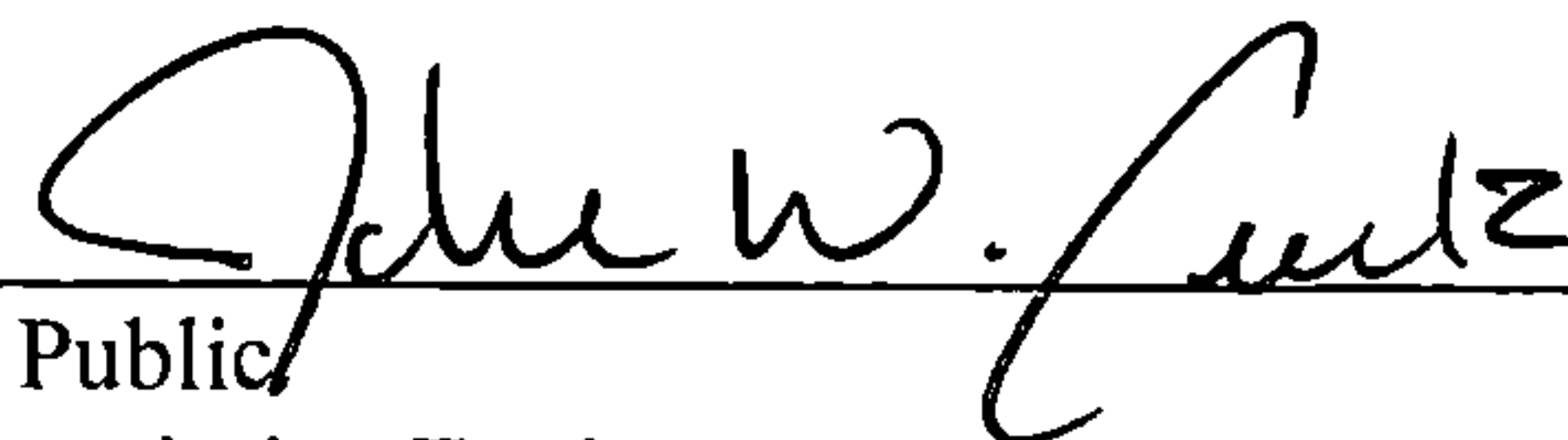
By:  Jeffrey L. Smith  
As its: Authorized Member

STATE OF ALABAMA       )  
COUNTY OF SHELBY     )


I, the undersigned Notary Public in and for said County and State, hereby certify that **Jeffrey L. Smith**, whose name is signed to the foregoing conveyance as the **Authorized Member** of **JLS Management Co., LLC**, a Delaware limited liability company, as the **Authorized Member** of **JSJF Properties I, LLC**, an Alabama limited liability company, and who is known to me, acknowledged before me on this day that, being informed of the contents of this conveyance, he executed the same voluntarily on behalf of said company, and with full authority to act on behalf of the company.

Given under my hand and seal this the 11<sup>th</sup> day of December 2019.




  
Notary Public  
My Commission Expires: \_\_\_\_\_

**JOHN W. CLARK, IV**  
Notary Public, Alabama State At Large  
My Commission Expires Nov. 18, 2022

  
20191213000462220 2/4 \$31.00  
Shelby Cnty Judge of Probate, AL  
12/13/2019 12:58:26 PM FILED/CERT



**Exhibit A**

  
20191213000462220 3/4 \$31.00  
Shelby Cnty Judge of Probate, AL  
12/13/2019 12:58:26 PM FILED/CERT

**Legal Description of Released Property**

A parcel of land situated in the west 1/2 of Section 36, Township 19 South, Range 1 East, Shelby County, Alabama, being more particularly described as follows:

BEGIN at a concrete monument at the NW corner of the NE 1/4 of the SW 1/4 of Section 36, Township 19 South, Range 1 East, Shelby County, Alabama; thence N 89°11'13" E along the north line of said 1/4-1/4 section a distance of 1232.24 feet to a 1/2" rebar capped CA014 on the westerly right-of-way of a Alabama Power Transmission Line; thence S 19°38'28" E along said right-of-way a distance of 476.93 feet to a 1/2" rebar capped CA014; thence S 17°14'13" E along said right-of-way a distance of 1745.91 feet to a 1/2" rebar at the intersection of said right-of-way and the northerly right-of-way of CSX Railroad; thence N 77°43'34" W leaving said power right-of-way and along said CSX Railroad right-of-way a distance of 489.43 feet to a point; thence N 12°09'34" E along said right-of-way a distance of 30.05 feet to a point; thence N 77°43'34" W along said right-of-way a distance of 332.03 feet to a point; thence S 12°20'00" W along said right-of-way a distance of 30.01 feet to a point; thence N 77°42'04" W along said right-of-way a distance of 351.58 feet to a point; thence N 77°56'57" W along said right-of-way a distance of 123.99 feet to a point; thence N 11°37'53" E along said right-of-way a distance of 30.00 feet to a point of non-tangent curve to the left having a central angle of 07°04'17" and a radius of 2452.07 feet, said curve subtended by a chord bearing N 81°20'28" W and a chord distance of 302.45 feet; thence along the arc of said curve and along said right-of-way a distance of 302.64 feet to a point; thence S 04°42'53" W along said right-of-way a distance of 30.00 feet to a point of non-tangent curve to the left having a central angle of 16°41'23" and a radius of 1942.68 feet, said curve subtended by a chord bearing S 86°22'06" W and a chord distance of 563.88 feet; thence along the arc of said curve and along said right-of-way a distance of 565.88 feet to a point; thence N 13°23'44" W along said right-of-way a distance of 10.00 feet to a point of non-tangent curve to the left having a central angle of 02°40'23" and a radius of 880.79 feet, said curve subtended by a chord bearing S 77°02'35" W and a chord distance of 41.09 feet; thence along the arc of said curve and along said right-of-way a distance of 41.09 feet to a point; thence S 13°33'46" E along said right-of-way a distance of 10.00 feet to a point of non-tangent curve to the left having a central angle of 06°29'49" and a radius of 1798.64 feet, said curve subtended by a chord bearing S 73°48'10" W and a chord distance of 203.85 feet; thence along the arc of said curve and along said right-of-way a distance of 203.96 feet to a point; thence N 19°14'54" W along said right-of-way a distance of 15.00 feet to a point of non-tangent curve to the left having a central angle of 11°48'09" and a radius of 1898.17 feet, said curve subtended by a chord bearing S 65°01'35" W and a chord distance of 390.31 feet; thence along the arc of said curve and along said right-of-way a distance of 391.01 feet to a point; thence S 30°35'33" E along said right-of-way a distance of 15.00 feet to a point of non-tangent curve to the left having a central angle of 08°44'49" and a radius of 1941.56 feet, said curve subtended by a chord bearing S 54°45'21" W and a chord distance of 296.12 feet; thence along the arc of said curve and along said right-of-way a distance of 296.41 feet to a point; thence N 32°46'57" W along said right-of-way a distance of 75.00 feet to a point; thence S 57°13'03" W along said right-of-way a distance of 214.25 feet to a point of non-tangent curve to the left having a central angle of 11°29'40" and a radius of 719.11 feet, said curve subtended by a chord bearing S 49°23'24" W and a chord distance of 144.02 feet; thence along the arc of said curve and along said right-of-way a distance of 144.26 feet to a point on the west line of the SW 1/4 of the SW 1/4 of Section 36; thence N 01°14'15" W leaving said right-of-way and along the west line of said 1/4-1/4 section a distance of 934.79 feet to a rock pile at the NW corner of said 1/4-1/4 section; thence N 83°13'33" E a distance of 285.41 feet to a point; thence N 01°04'16" W a distance of 2606.65 feet to a point on the northeast prescriptive right-of-way of Rock School Road; thence S 32°59'12" E along said right-of-way a distance of 281.70 feet to a point; thence S 40°59'25" E along said right-of-way a distance of 171.82 feet to a point; thence S 42°31'17" E along said right-of-way a distance of 257.13 feet to a point; thence S 47°58'58" E along said right-of-way a distance of 169.60 feet to a point; thence S 59°15'02" E along said right-of-way a distance of 105.29 feet to a point; thence S



75°45'00" E along said right-of-way a distance of 144.22 feet to a point; thence N 88°00'00" E along said right-of-way a distance of 154.29 feet to a point; thence N 84°34'59" E along said right-of-way a distance of 150.28 feet to a point; thence S 79°47'37" E along said right-of-way a distance of 55.04 feet to a point on the east line of the SW 1/4 of the NW 1/4 of Section 36; thence S 00°45'17" E leaving said right-of-way and along the east line of said 1/4-1/4 section a distance of 464.33 feet to the POINT OF BEGINNING. Said parcel of land contains 139.870 acres, more or less.

Together with the right to use of the following easements conveyed by Westervelt Realty, Inc. to JSJF Properties I, LLC on August 3, 2018 via Instrument #20180803000277150 to the extent JSJF Properties I, LLC may use the easements:

Easement 1

A sixty (60) foot wide non-exclusive easement over and across certain real property owned by Westervelt Realty, Inc. ("Westervelt") located in Shelby County, Alabama which is more particularly identified on the map as the permanent easement (the "Permanent Easement") for purposes of providing access to and from certain property owned by the Grantee. Westervelt reserves the right to replace the easement conveyed herein with another easement at a reasonable location, provided said replacement easement shall be of a similar quality as the one replaced. The route shall not be moved until the alternate route is in substantially the same condition as the original route. Any expense or cost relating to the moving or altering the route shall be paid by Westervelt.

Easement 2

A forty (40) foot wide non-exclusive easement over and across certain real property owned by Westervelt located in Shelby County, Alabama which is more particularly identified on the map as the revocable easement (the "Revocable Easement") for purposes of providing access to and from certain property owned by the Grantee. Westervelt reserves the right to terminate the Revocable Easement at Westervelt's sole and absolute discretion, by giving written notice to Grantee, specifying the date of termination, such notice to be given not less than thirty (30) days prior to the effective date therein specified.

