

STATE OF ALABAMA)
)
SHELBY COUNTY)

Partial Satisfaction of Recorded Lien

KNOW ALL MEN BY THESE PRESENTS, That, for a valuable consideration, in hand paid, the undersigned Emerald Ridge Land Company, LLC, assignee of Regions Bank does hereby release the hereinafter particularly described property from the lien of that certain Mortgage executed by Emerald Ridge, LLC which said Mortgage was recorded in the Office of the Judge of Probate of Shelby County, Alabama, in Instrument No. 20060719000348080 ; (and assigned to Emerald Ridge Land Company in Inst. No. 20100617000192930); and for said consideration, the receipt of which is hereby acknowledged, the undersigned does hereby release, remise, quit claim and convey unto Emerald Ridge, LLC all of the right, title and interest of the undersigned in and to the following described property situated in Shelby County, Alabama, to wit:

Lot 57, according to the Survey of Emerald Ridge, Sector III, as recorded in Map Book 39, Page 35, in the Probate Office of Shelby County, Alabama.

BUT IT IS EXPRESSLY UNDERSTOOD AND AGREED that this release shall no wise, and to no extent whatever, affect the lien of said Mortgage as to the remainder of the property described in and secured by said Mortgage.

IN WITNESS WHEREOF, the undersigned Emerald Ridge Land Company, LLC has caused these presents to be executed this 27th day of February, 2020 .



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
03/10/2020 02:47:01 PM
\$23.00 CHERRY
20200310000095540

Allen S. Bayl

Emerald Ridge Land Company, LLC

By: *Philip Crane*
Philip Crane
It's: Member

STATE OF ALABAMA)
SHELBY COUNTY)

Corporate Acknowledgment

I, the undersigned, a Notary Public, in and for said County, in said State, hereby certify that Philip Crane whose name as Member of Emerald Ridge Land Company, LLC, a corporation, is 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, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation on the day the same bears date.

Given under my hand and official seal this 27th day of February, 2020.

My Commission Expires: _____

James R. Hatcher, Jr.
Notary Public

This Instrument Prepared By:
William H. Halbrooks, Attorney-at-Law
#1 Independence Plaza - Suite 704
Birmingham, AL 35209

