

STATE OF ALABAMA

SHELBY COUNTY

This Instrument Prepared by:
William R. Justice
P O Box 587
Columbiana, AL 35051

**PARTIAL RELEASE OF MORTGAGE AND CONSENT TO TEMPORARY
CONSTRUCTION EASEMENT**

KNOW ALL MEN BY THESE PRESENTS, that **SOUTHFIRST BANK**, organized and existing under the laws of Alabama, its successors and assigns (hereinafter called Mortgagee) is the owner and holder of record of the mortgages executed by **The Church of God at Chelsea**, (hereinafter called Mortgagor). First mortgage was executed to Mortgagee on February 22, 2006 and recorded on February 24, 2006 in the office of the Judge of Probate of Shelby County, Alabama, in Instrument No. 20060224000089600 and 2nd mortgage executed to Mortgagee on December 18, 2006 and recorded on December 22, 2006 in the office of the Judge of Probate of Shelby County, Alabama, in Instrument No. 20061222000625540.

Mortgagee does hereby release, remise, convey and quit claim unto Mortgagor, his successors and assigns from the lien, operation and effect of said mortgages that part of the land described in the Attached Exhibit "A".

As to all other described and conveyed land in said mortgages, the lien shall remain in full force and effect, unaffected by this release.

Mortgagee also consents to Mortgagor granting temporary construction easement to Shelby County, Alabama that burden property that continues to be encumbered by Mortgagee's mortgage liens. The temporary construction easement is more particularly described in the attached Exhibit "A".

This release and consent is given for the purpose of enabling Mortgagor to make a valid conveyance of said land and temporary construction easements free and clear of said mortgages to Shelby County, Alabama.

IN WITNESS WHEREOF, I set my hand and seal, this the 12th day of MARCH, 2020.

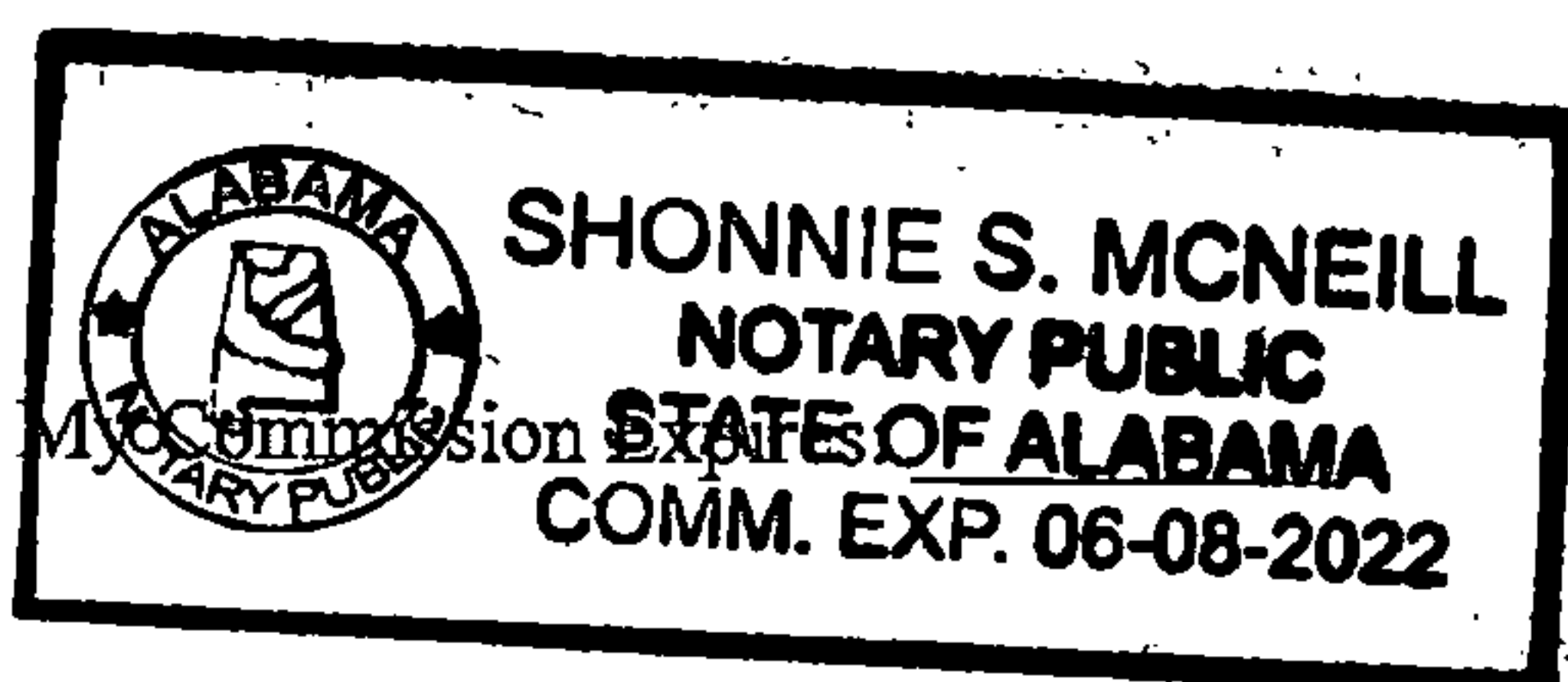
SOUTHFIRST BANK

By: Daniel S. Keeney
(Print Name): DANIEL S. KEENEY
(Title): SR. VICE PRESIDENT

STATE OF AL
COUNTY OF Talladega

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Daniel S. Keeney, whose name as Sr. Vice President of SouthFirst Bank, is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he, as such officer and with full authority, executed the same voluntarily for and as the act of said Bank.

Given under my hand and official seal, this the 12th day of MARCH, 2020.



Shonnie S. McNeill
Notary Public

EXHIBIT "A"
LEGAL DESCRIPTION

Tract #6 – Taking 1 of 1

A Right-of-Way Taking being a part of the SE 1/4 of the NW 1/4 of Section 34, Township 19 South, Range 1 West, identified as Tract No. 6 on Project No. SCP 59-880-17 in Shelby County, Alabama and being more fully described as follows:

COMMENCE at a Rebar found in a Gravel Road (Meadow Lake Lane) at the Southeast Corner of the Southwest 1/4 of the Northeast 1/4 of Section 34, Township 19 South, Range 1 West, Shelby County, Alabama;

thence run South 88° 32' 19" West for a distance of 2165.31 feet to a point;

thence run North 01° 27' 41" West for a distance of 447.55 feet to a Capped Rebar Found on the present northwesterly Right-of-Way of County Road 39 and the **POINT OF BEGINNING**, that is a point 32.67 feet left of and at a right angle to the centerline of County Road 39 at Station 56+66.25;

thence leaving the present northwesterly Right-of-Way of County Road 39 run North 29° 28' 41" West for a distance of 27.72 feet to a point, that is a point 60.00 feet left of and at a right angle to the centerline of County Road 39 at Station 56+71.01;

said point also being the Point of Curvature of a curve to the left, having a radius of 2450.00 feet, a central angle of 01° 35' 57", a chord length of 68.38 feet, and a chord bearing of North 49° 57' 26" East;

thence continue along the arc of said curve for a distance of 68.38 feet to a point, that is a point 60.00 feet left of and at a right angle to the centerline of County Road 39 at Station 57+41.07;

thence continue along a curve to the left, having a radius of 2450.00 feet, a central angle of 01° 00' 11", a chord length of 42.89 feet, and a chord bearing of North 48° 39' 22" East for a distance of 42.89 feet to a point, that is a point 60.00 feet left of and at a right angle to the centerline of County Road 39 at Station 57+85.01;

thence continue along a curve to the left, having a radius of 2450.00 feet, a central angle of 09° 28' 23", a chord length of 404.61 feet, and a chord bearing of North 43° 25' 06" East for a distance of 405.07 feet to a point, that is a point 60.00 feet left of and at a right angle to the centerline of County Road 39 at Station 62+00.00 and the Point of Tangency of said curve;

thence run North 07° 14' 34" East for a distance of 57.99 feet to a point, that is a point 90.00 feet left of and at a right angle to the centerline of County Road 39 at Station 62+50.00;



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thence run North 38° 20' 55" East for a distance of 350.37 feet to a point, that is a point 90.00 feet left of and at a right angle to the centerline of County Road 39 at Station 66+00.37;

thence run South 35° 56' 02" East for a distance of 71.62 feet to a point on the present northwesterly Right-of-Way of County Road 39, that is a point 21.06 feet left of and at a right angle to the centerline of County Road 39 at Station 65+80.96;

thence run South 38° 38' 38" West along the present northwesterly Right-of-Way of County Road 39 for a distance of 404.96 feet to a point, that is a point 22.84 feet left of and at a right angle to the centerline of County Road 39 at Station 61+75.65, said point also being the Point of Curvature of a curve to the right, having a radius of 1869.86 feet, a central angle of 12° 00' 00", a chord length of 390.91 feet, and a chord bearing of South 44° 38' 38" West;

thence continue along the arc of said curve and the present northwesterly Right-of-Way of County Road 39 for a distance of 391.62 feet to a point, that is a point 28.96 feet left of and at a right angle to the centerline of County Road 39 at Station 57+80.31 and the Point of Tangency of said curve;

thence run South 50° 38' 38" West along the present northwesterly Right-of-Way of County Road 39 for a distance of 18.10 feet to a point, that is a point 29.65 feet left of and at a right angle to the centerline of County Road 39 at Station 57+62.00, said point also being the Point of curvature of a curve to the right, having a radius of 2824.55 feet, a central angle of 01° 55' 09", a chord length of 94.61 feet, and a chord bearing of South 51° 36' 13" West;

thence continue along the arc of said curve and the present northwesterly Right-of-Way of County Road 39 for a distance of 94.61 feet to the **POINT OF BEGINNING**, that is a point 32.67 feet left of and at a right angle to the centerline of County Road 39 at Station 56+66.25;

said Right-of-Way Taking containing 43,792 Square feet (1.01 acres) more or less.

Tract #6 – TCE 1 of 1

A Temporary Construction Easement being a part of the SE 1/4 of the NW 1/4 of Section 34, Township 19 South, Range 1 West, identified as Tract No. 6 on Project No. SCP 59-880-17 in Shelby County, Alabama and being more fully described as follows:



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COMMENCE at a Rebar found in a Gravel Road (Meadow Lake Lane) at the Southeast Corner of the Southwest 1/4 of the Northeast 1/4 of Section 34, Township 19 South, Range 1 West, Shelby County, Alabama;

thence run South 88° 32' 19" West for a distance of 2165.31 feet to a point;

thence run North 01° 27' 41" West for a distance of 447.55 feet to a Capped Rebar Found on the present northwesterly Right-of-Way of County Road 39, that is a point 32.67 feet left of and at a right angle to the centerline of County Road 39 at Station 56+66.25;

thence leaving the present northwesterly Right-of-Way of County Road 39 run North 29° 28' 41" West for a distance of 27.72 feet to a point, that is a point 60.00 feet left of and at a right angle to the centerline of County Road 39 at Station 56+71.01, said point also being the Point of Curvature of a curve to the left, having a radius of 2450.00 feet, a central angle of 01° 35' 57", a chord length of 68.38 feet, and a chord bearing of North 49° 57' 26" East;

thence continue along the arc of said curve for a distance of 68.38 feet to the **POINT OF BEGINNING**, that is a point 60.00 feet left of and at a right angle to the centerline of County Road 39 at Station 57+41.07;

thence run North 21° 12' 09" West for a distance of 11.43 feet to a point, that is a point 70.76 feet left of and at a right angle to the centerline of County Road 39 at Station 57+45.03;

thence run North 58° 34' 16" East for a distance of 37.75 feet to a point, that is a point 64.25 feet left of and at a right angle to the centerline of County Road 39 at Station 57+83.24;

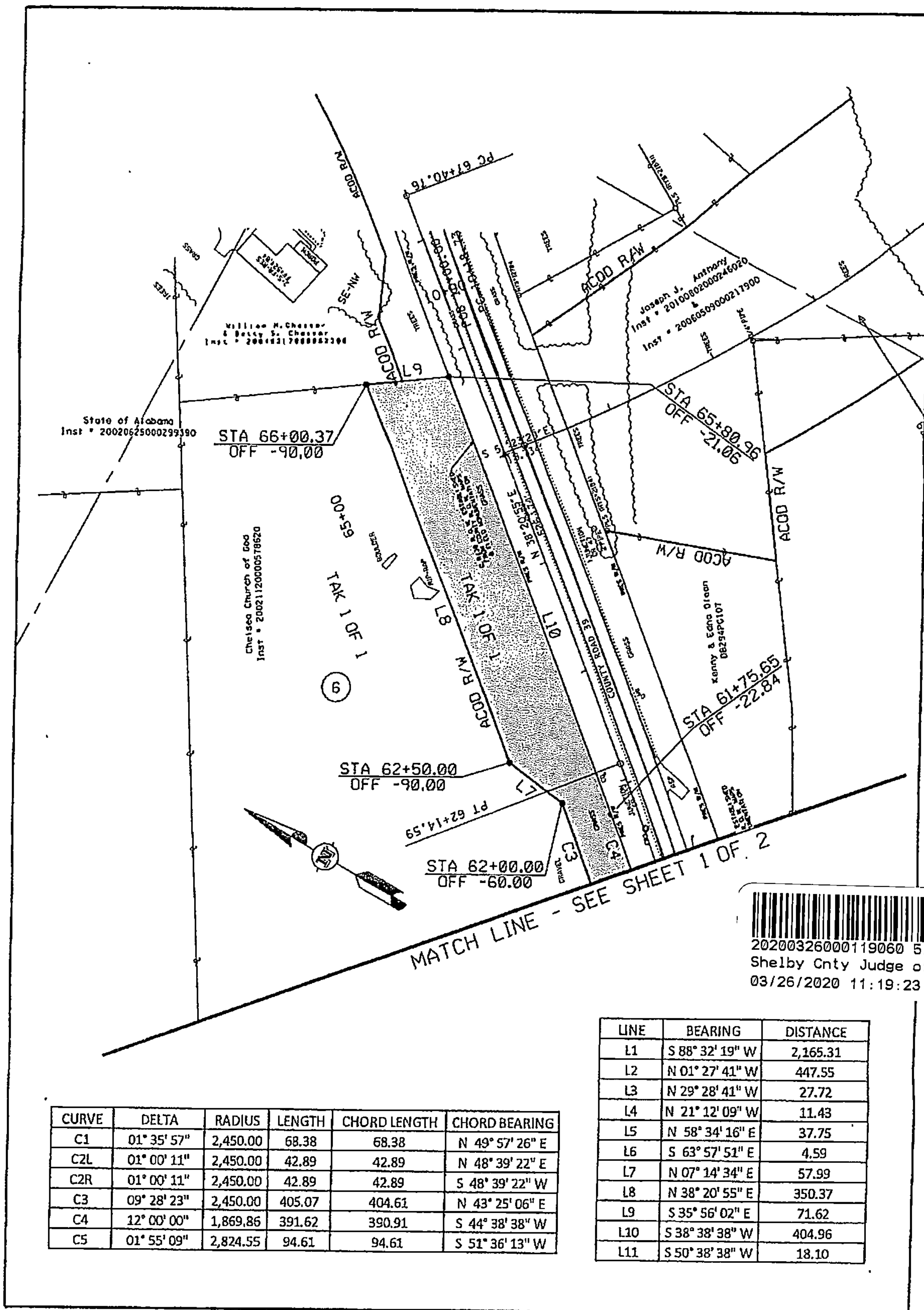
thence run South 63° 57' 51" East for a distance of 4.59 feet to a point, that is a point 60.00 feet left of and at a right angle to the centerline of County Road 39 at Station 57+85.01, said point also being the Point of Curvature of a curve to the right, having a radius of 2450.00 feet, a central angle of 01° 00' 11", a chord length of 42.89 feet, and a chord bearing of South 48° 39' 22" West;

thence continue along the arc of said curve for a distance of 42.89 feet to the **POINT OF BEGINNING**, that is a point 60.00 feet left of and at a right angle to the centerline of County Road 39 at Station 57+41.07;

said Temporary Construction Easement Taking containing 306 Square feet (0.01 acres) more or less.



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CURVE	DELTA	RADIUS	LENGTH	CHORD LENGTH	CHORD BEARING
C1	01° 35' 57"	2,450.00	68.38	68.38	N 49° 57' 26" E
C2L	01° 00' 11"	2,450.00	42.89	42.89	N 48° 39' 22" E
C2R	01° 00' 11"	2,450.00	42.89	42.89	S 48° 39' 22" W
C3	09° 28' 23"	2,450.00	405.07	404.61	N 43° 25' 06" E
C4	12° 00' 00"	1,869.86	391.62	390.91	S 44° 38' 38" W
C5	01° 55' 09"	2,824.55	94.61	94.61	S 51° 36' 13" W

LINE	BEARING	DISTANCE
L1	S 88° 32' 19" W	2,165.31
L2	N 01° 27' 41" W	447.55
L3	N 29° 28' 41" W	27.72
L4	N 21° 12' 09" W	11.43
L5	N 58° 34' 16" E	37.75
L6	S 63° 57' 51" E	4.59
L7	N 07° 14' 34" E	57.99
L8	N 38° 20' 55" E	350.37
L9	S 35° 56' 02" E	71.62
L10	S 38° 38' 38" W	404.96
L11	S 50° 38' 38" W	18.10

TRACT NO. 6

SHEET 2 OF 2

OWNER: CHELSEA CHURCH OF GOD PROJECT. NO.: SCP 59-880-17

TOTAL AREA: _____ COUNTY: _____ SHELBY

R/W REQUIRED: _____ 8.27 SCALE: _____ 1:100

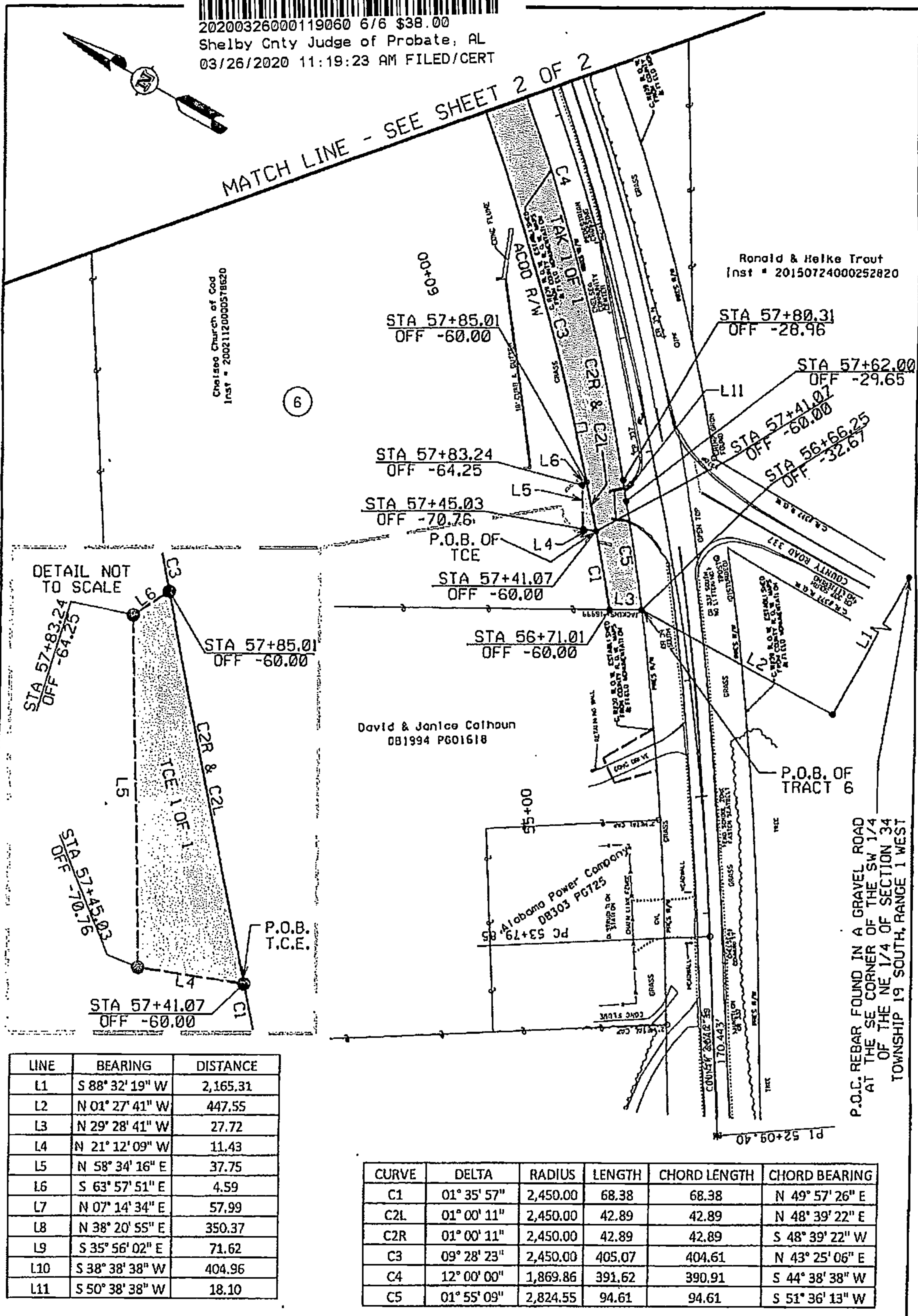
EASEMENT: _____ 1.01 DATE: _____ 9-19-18

REMAINDER: _____ 0.01 REVISED: _____

REMAINDER: _____ 7.26



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TRACT NO. 6

SHEET 1 OF 2

OWNER:CHELSEA CHURCH OF GOD PROJECT. NO.: SCP 59-880-17

TOTAL AREA: 8.27 COUNTY: SHELBY

R/W REQUIRED: 1.01 SCALE: 1:100

EASEMENT: 0.01 DATE: 9-19-18

REMAINDER: 7.26 REVISED: