

Recording Requested By:
FIFTH THIRD BANK

20200603000223390
06/03/2020 01:02:09 PM
REL 1/1

When Recorded Return To:

DEONDRA NIX
137 WIDGEON DR
ALABASTER, AL 35007



RELEASE OF MORTGAGE

FIFTH THIRD BANK#: *****1742 "NIX" 0043100 4013903831 Shelby, Alabama
MIN #:100571500001911714 SIS #: 1-888-679-6377

KNOW ALL MEN BY THESE PRESENTS, that MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS NOMINEE FOR WYNDHAM CAPITAL MORTGAGE, INC., BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, hereinafter referred to as the Mortgagee, DOES HEREBY CERTIFY, that a certain Mortgage made and executed by DEONDRA NIX A MARRIED MAN, JOINED BY HIS NON BORROWING SPOUSE LARHONDA KAY LIGON NIX to secure payment of the principal sum of \$297,000.00 plus interest, originally to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS DESIGNATED NOMINEE FOR WYNDHAM CAPITAL MORTGAGE, INC., BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, in the County of Shelby, and the State of Alabama, Dated: 09-11-2017 Recorded: 09-25-2017 as Instrument No. 20170925000347050, Book/Reel/Liber N/A, Page/Folio N/A, is now Paid and Satisfied, and is therefore discharged.

In all references in this instrument to any party, the use of a particular gender or number is intended to include the appropriate gender or number as the case may be.

IN WITNESS WHEREOF, the said Mortgagee has set his hand and has caused these presents to be signed by its duly authorized officer(s).

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS NOMINEE FOR WYNDHAM CAPITAL MORTGAGE, INC., BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS
On June 3rd, 2020

By _____
Kris Kleehamer, Vice President

STATE OF Ohio
COUNTY OF Hamilton

On June 3rd, 2020, before me, Sally Knox, a Notary Public in and for Hamilton in the State of Ohio, appeared Kris Kleehamer, Vice President of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS NOMINEE FOR WYNDHAM CAPITAL MORTGAGE, INC., BENEFICIARY OF THE SECURITY INSTRUMENT, ITS SUCCESSORS AND ASSIGNS, personally known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he/she executed the same in his/her authorized capacity, that no oath or affirmation was administered prior to signing, and that by his/her signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal,

Sally Knox
Notary Expires: 5/18/2021 #2016-RE-570684



Prepared By: JESSICA CURTIS, FIFTH THIRD BANK 5001 KINGSLEY DRIVE, MD# 1MOBB1 CINCINNATI, OH, 45227 800-972-3030



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
06/03/2020 01:02:09 PM
\$22.00 JESSICA
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