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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

**Bryant Bank** \_\_\_\_\_, which is organized and existing  
under the laws of **Alabama** \_\_\_\_\_ and holder of that certain Mortgage made and executed by  
**Michael S Phillips and Kimberly H Phillips, husband and wife**

\_\_\_\_\_  
as Mortgagor, and  
**Bryant Bank** \_\_\_\_\_ as Mortgagee on **5/25/2018**

to secure the debt or other obligation in the amount of \_\_\_\_\_ **344,000.00**  
certifies that the Mortgage has been fully paid, satisfied or otherwise discharged. The Mortgage was recorded on  
**7/3/18**

in the **Judge of Probate** \_\_\_\_\_ for **Shelby** \_\_\_\_\_ County, Alabama  
and is indexed as **Instrument# 20180703000236000**

The Mortgage having been complied with, the undersigned releases the Mortgage and all of its right, title and interest  
in the Property located at **411 Horton Cove Road & 7.54 Acres, Calera, AL 35040**  
and legally described as:

See Exhibit A

LENDER:

 (Seal)

\_\_\_\_\_  
(Witness)

\_\_\_\_\_  
(Witness)

**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

**PARCEL 1:**

Commence at the SW corner of the NW 1/4 of Section 6, Township 22 South, Range 1 West, Shelby County, Alabama; thence North 88 degrees 31 minutes 12 seconds East, a distance of 824.54 feet; thence along a chord of North 18 degrees 29 minutes 11 seconds West, a distance of 90.43 feet; thence North 22 degrees 06 minutes 41 seconds East, a distance of 753.40 feet; thence South 69 degrees 23 minutes 17 seconds East, a distance of 811.76 feet; thence South 04 degrees 49 minutes 37 seconds West, a distance of 150.00 feet; thence South 88 degrees 41 minutes 46 seconds East, a distance of 104.43 feet to the point of beginning; thence North 71 degrees 45 minutes 08 seconds East, a distance of 872.10 feet to the approximate centerline of a creek; (the following described calls will be down center of creek); thence North 56 degrees 55 minutes 52 seconds West, a distance of 230.57 feet; thence North 08 degrees 18 minutes 20 seconds West, a distance of 32.02 feet; thence North 40 degrees 51 minutes 05 seconds East, a distance of 64.72 feet; thence North 49 degrees 56 minutes 55 seconds East, a distance of 65.87 feet; thence North 20 degrees 49 minutes 35 seconds East, a distance of 77.62 feet; thence North 03 degrees 12 minutes 33 seconds East, a distance of 146.84 feet; thence North 20 degrees 37 minutes 42 seconds East, a distance of 98.67 feet; thence North 08 degrees 53 minutes 48 seconds East, a distance of 54.42 feet; thence North 06 degrees 58 minutes 00 seconds West, a distance of 89.89 feet; thence South 11 degrees 37 minutes 43 seconds East, a distance of 114.28 feet; thence North 21 degrees 59 minutes 46 seconds West, a distance of 79.41 feet; thence North 40 degrees 13 minutes 09 seconds West, a distance of 93.09 feet; thence South 79 degrees 20 minutes 43 seconds West and leaving said center of creek, a distance of 321.56 feet to the approximate center of Horton Cove Road, said point also being the beginning of a non-tangent curve to the right, having a radius of 845.47 feet, a central angle of 14 degrees 03 minutes 13 seconds, and subtended by a chord which bears South 02 degrees 35 minutes 48 seconds East, and a chord distance of 206.86 feet; thence along the arc of said curve and said centerline, a distance of 207.38 feet; thence South 06 degrees 38 minutes 22 seconds West and along said centerline, a distance of 119.41 feet to the beginning of a curve to the left, having a radius of 330.00 feet, a central angle of 22 degrees 44 minutes 59 seconds, and subtended by a chord which bears South 04 degrees 44 minutes 07 seconds East and a chord distance of 130.17 feet; thence along the arc of said curve and said centerline, a distance of 131.03 feet; thence South 49 degrees 50 minutes 00 seconds West, and leaving said centerline, a distance of 425.84 feet; thence South 05 degrees 51 minutes 17 seconds West, a distance of 478.73 feet to the point of beginning.

ALSO AND INCLUDING a 30-foot ingress/egress, utility and drainage easement, more particularly described as follows: Commence at the SW corner of the NW 1/4 of Section 6, Township 22 South, Range 1 West, Shelby County, Alabama; thence North 88 degrees 31 minutes 12 seconds East, a distance of 824.54 feet; thence North 88 degrees 13 minutes 06 seconds East, a distance of 187.28 feet; thence South 67 degrees 29 minutes 38 seconds East, a distance of 292.36 feet; thence South 62 degrees 59 minutes 39 seconds East, a distance of 329.18 feet; thence South 19 degrees 54 minutes 09 seconds East, a distance of 945.25 feet to the point of beginning of said easement; thence continue along the last described course, a distance of 0.73 feet to the beginning of a non-tangent curve to the right, having a radius of 1410.42 feet, a central angle of 04 degrees 54 minutes 03 seconds, and subtended by a chord which bears North 50 degrees 34 minutes 40 seconds East, and a chord distance of 120.60 feet; thence along the arc of said curve, a distance of 120.64 feet; thence North 38 degrees 28 minutes 23 seconds East, a distance of 705.80 feet to the beginning of a curve to the left, having a radius of 615.00 feet, a central angle of 21 degrees 26 seconds 55 seconds, and subtended by a chord which bears North 25 degrees 44 minutes 56 seconds East, and a chord distance of 228.88 feet; thence along said curve, a distance of 230.22 feet; thence North 15 degrees 01 minutes 28 seconds East, a distance of 350.46 feet to the beginning of a curve to the left, having a radius of 765.00 feet, a central angle of 29 degrees 50 minutes 11 seconds, and subtended by a chord which bears North 00 degrees 06 minutes 23 seconds East, and a chord distance of 393.88 feet; thence along the arc of said curve, a distance of 398.37 feet; thence North 14 degrees 48 minutes 43 seconds West, a distance of 108.76 feet to the beginning of a curve to the left, having a radius of 1265.00 feet, a central angle of 13 degrees 34 minutes 03 seconds, and subtended by a chord which bears North 21 degrees 35 minutes 44 seconds West, and a chord distance of 298.85 feet; thence along the arc of said curve, a distance of 299.55 feet; thence North 28 degrees 22 minutes 45 seconds West, a distance of 248.08 feet to the beginning of a curve to the right, having a radius of 315.00 feet, a central angle of 35 degrees 01 minutes 08 seconds, and subtended by a chord which bears North 10 degrees 52 minutes 11 seconds West, and a chord distance of 189.54 feet; thence along the arc of said curve, a distance of 192.53 feet; thence North 08 degrees 38 minutes 03 seconds East a distance of 119.99 feet to the beginning of a curve



to the left, having a radius of 860.47 feet, a central angle of 14 degrees 04 minutes 17 seconds, and subtended by a chord which bears North 02 degrees 36 minutes 20 seconds West, and a chord distance of 210.80 feet; thence along the arc of said curve, a distance of 211.33 feet; thence South 79 degrees 20 minutes 43 seconds West, a distance of 30.00 feet to the beginning of a curve to the right, having a radius of 830.47 feet, a central angle of 14 degrees 02 minutes 06 seconds, and subtended by a chord which bears South 02 degrees 35 minutes 14 seconds East, and a chord distance of 202.82 feet; thence along the arc of said curve, a distance of 203.43 feet; thence South 06 degrees 38 minutes 42 seconds West, a distance of 118.83 feet to the beginning of a curve to the left, having a radius of 345.00 feet, a central angle of 35 degrees 01 minutes 08 seconds, and subtended by a chord which bears South 10 degrees 52 minutes 11 seconds East, and a chord distance of 207.60 feet; thence along the arc of said curve, a distance of 210.86 feet; thence South 28 degrees 22 minutes 45 seconds East, a distance of 248.08 feet to the beginning of a curve to the right, having a radius of 1235.00 feet, a central angle of 13 degrees 34 minutes 03 seconds, and subtended by a chord which bears South 21 degrees 35 minutes 44 seconds East, and a chord distance of 291.76 feet; thence along the arc of said curve, a distance of 292.44 feet; thence South 14 degrees 48 minutes 43 seconds East, a distance of 108.76 feet to the beginning of a curve to the right, having a radius of 735.00 feet, a central angle of 29 degrees 50 minutes 11 seconds, and subtended by a chord which bears South 00 degrees 06 minutes 23 seconds West, and a chord distance of 378.44 feet; thence along the arc of said curve, a distance of 382.75 feet; thence South 15 degrees 01 minutes 28 seconds West, a distance of 350.46 feet to the beginning of a curve to the right, having a radius of 585.00 feet, a central angle of 21 degrees 26 minutes 55 seconds, and subtended by a chord which bears South 25 degrees 44 minutes 56 seconds West, and a chord distance of 217.72 feet; thence along the arc of said curve, a distance of 218.99 feet; thence South 36 degrees 28 minutes 23 seconds West, a distance of 822.36 feet to the point of beginning of said easement.

**PARCEL 2:**

Commence at the SW corner of the NW 1/4 of Section 6, Township 22 South, Range 1 West, Shelby County, Alabama; thence North 88 degrees 31 minutes 12 seconds East, a distance of 824.54 feet; thence North 88 degrees 13 minutes 06 seconds East, a distance of 187.28 feet; thence North 82 degrees 48 minutes 45 seconds East, a distance of 1611.43 feet to the point of beginning, said point lying in the approximate centerline of Horton Cove Road and a 30-foot ingress/egress, utility and drainage easement, also being the beginning of a non-tangent curve to the left, having a radius of 750.0 feet, a central angle of 17 degrees 27 minutes 23 seconds and subtended by a chord which bears North 06 degrees 05 minutes 01 seconds West, and a chord distance of 227.62 feet; thence along the arc of said curve and said centerline, a distance of 228.50 feet; thence North 14 degrees 50 minutes 45 seconds West and along said centerline, a distance of 122.20 feet to the beginning of a curve to the left, having a radius of 1250.00 feet, a central angle of 00 degrees 36 minutes 57 seconds, and subtended by a chord which bears North 15 degrees 07 minutes 11 seconds West, and a chord distance of 13.44 feet; thence along the arc of said curve and said centerline, a distance of 13.44 feet; thence North 71 degrees 45 minutes 08 seconds East and leaving said centerline, a distance of 215.01 feet to the approximate centerline of a creek (all further calls will be along center of creek until otherwise noted); thence South 56 degrees 55 minutes 52 seconds East, a distance of 18.20 feet; thence South 75 degrees 27 minutes 18 seconds East, a distance of 10.75 feet; thence North 80 degrees 48 minutes 51 seconds East, a distance of 43.09 feet; thence North 25 degrees 25 minutes 49 seconds East, a distance of 17.49 feet; thence North 71 degrees 24 minutes 05 seconds East, a distance of 112.04 feet; thence North 45 degrees 47 minutes 19 seconds East, a distance of 27.76 feet; thence North 56 degrees 41 minutes 33 seconds East, a distance of 67.06 feet; thence North 97 degrees 14 minutes 58 seconds East, a distance of 42.61 feet; thence South 70 degrees 55 minutes 29 seconds East, a distance of 39.97 feet; thence South 40 degrees 41 minutes 49 seconds East, a distance of 47.59 feet; thence South 31 degrees 44 minutes 15 seconds East, a distance of 57.55 feet; thence South 09 degrees 47 minutes 35 seconds East, a distance of 71.34 feet; thence South 18 degrees 09 minutes 41 seconds East, a distance of 93.73 feet; thence South 06 degrees 40 minutes 52 seconds West, a distance of 97.09 feet; thence South 56 degrees 31 minutes 55 seconds East, a distance of 77.64 feet to the Northwestly right of way line of Norfolk Southern Railroad; thence South 28 degrees 08 minutes 28 seconds West, leaving said centerline of creek and along said right of way line, a distance of 383.04 feet; thence North 64 degrees 49 minutes 13 seconds West and leaving said right of way line, a distance of 512.66 feet to the point of beginning.

Subject to a 30-foot ingress, egress, utility and drainage easement, as recorded in Instrument #20120106000007130, in the Office of the Judge of Probate of Shelby County, Alabama.

ACKNOWLEDGEMENT  
(Lender Acknowledgement)

State of Alabama County of Shelby ss.  
I, Hollie Rickett Sadberry, 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 27th day of July, 2020



Hollie Rickett Sadberry  
Notary Public



Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
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