

STATE OF ALABAMA
SHELBY COUNTY

PARTIAL RELEASE OF MORTGAGE

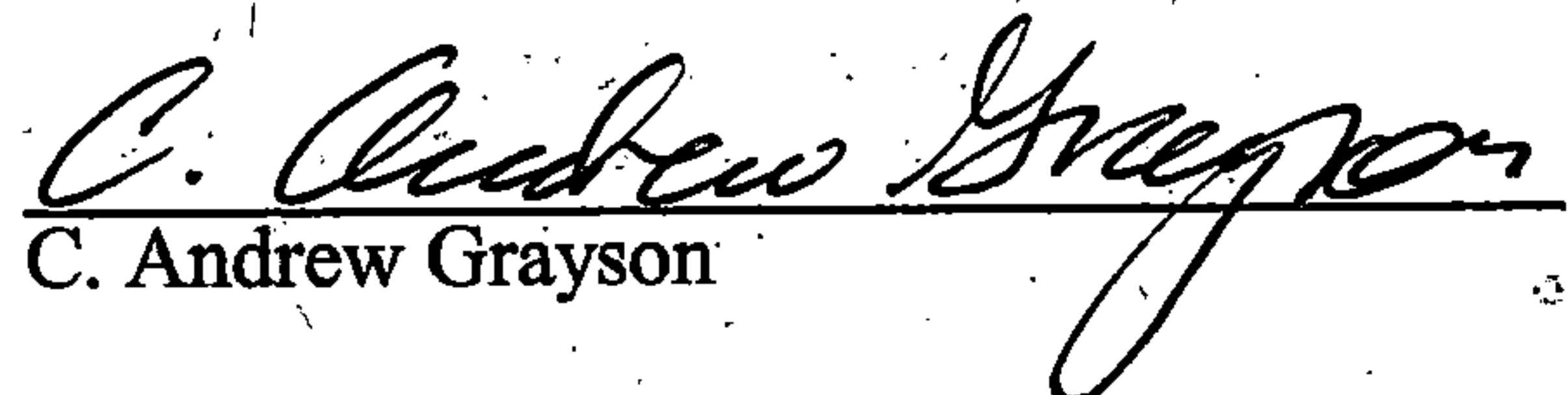
Know All Men By These Presents, that the undersigned C. Andrew Grayson, in consideration of the payment of One and no/100 Dollars (\$1.00) and other consideration, hereby releases the following described property from the lien of that certain Real Property mortgage executed by David Bradshaw and wife, Donna Bradshaw, recorded in the office of the Judge of Probate of Shelby County, Alabama, as Instrument # 20160930000359740, and assigned to the undersigned by assignment recorded in the office of the Judge of Probate of Shelby County, Alabama, as Instrument # 20190904000325670:

A Parcel of land to be known as Lot 2 of A Resubdivision of Bradshaw Family Subdivision, in the process of being reviewed by Shelby County Development Services, and being more particularly described as follows:

Commence at the SE Corner of the NW 1/4 of the SE 1/4 of Section 3, Township 24 North, Range 13 East, Shelby County, Alabama; thence S 89 deg. 12 min. 26 sec. E a distance of 442.82 feet; thence N 04 deg. 06 min. 02 sec. W a distance of 239.28 feet to the POINT OF BEGINNING; thence continue N 04 deg. 06 min. 02 sec. W a distance of 342.29 feet; thence S 89 deg. 51 min. 40 sec. W a distance of 300.03 feet; thence S 04 deg. 06 min. 02 sec. E a distance of 382.69 feet to the North line of a 30 foot Ingress/Egress and Utility Easement; thence N 83 deg. 14 min. 18 sec. E and along north line of above said easement a distance of 131.42 feet; thence N 81 deg. 17 min. 00 sec. E and along north line of above said easement a distance of 168.58 feet to the POINT OF BEGINNING. ALSO AND INCLUDING a 30 foot Ingress/Egress and Utility Easement, as recorded in Map Book 49, Page 22, in the Office of the Judge of Probate of Shelby County, Alabama. Said Parcel containing 2.50 acres, more or less.

It is understood and agreed that this release shall not in any way impair or affect the lien of said mortgage as to any and all other property described in said mortgage.

In Witness Whereof, the undersigned have caused these presents to be executed this 26th day of FEBRUARY, 2021.


C. Andrew Grayson



20210304000108910 2/2 \$26.00
Shelby Cnty Judge of Probate, AL
03/04/2021 01:56:53 PM FILED/CERT

STATE OF ALABAMA

COUNTY OF Jefferson

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that C. Andrew Grayson, whose name 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this the 26th day of February, 2021.

Brandon M. Bailey

Notary Public

My commission expires: July 11, 2023

