

When Recorded Return To:
Wells Fargo Home Mortgage
C/O Nationwide Title Clearing,
Inc. 2100 Alt. 19 North
Palm Harbor, FL 34683

This Document Prepared By:
Dave LaRose/NTC, 2100 Alt. 19
North, Palm Harbor, FL 34683
(800)346-9152

Loan Number 0297196602

CORPORATE CANCELLATION AND RELEASE

STATE OF ALABAMA
COUNTY OF SHELBY

The debt secured by Mortgage recorded in Real Property Mortgage **Instrument # 20130313000105100** of the records in the offices of the Judge of Probate of **SHELBY** County, **Alabama**, from: **TIMOTHY C WATKINS A SINGLE MAN** having been paid in full, said lien is hereby fully released, satisfied, discharged and canceled.

IN WITNESS WHEREOF, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR HOMUSA, INC DBA FOUNDATION FINANCIAL GROUP, ITS SUCCESSORS AND ASSIGNS has caused its name to be signed **this 12th day of March in the year 2021. MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR HOMUSA, INC DBA FOUNDATION FINANCIAL GROUP, ITS SUCCESSORS AND ASSIGNS**



TALIA QIAO
VICE PRESIDENT

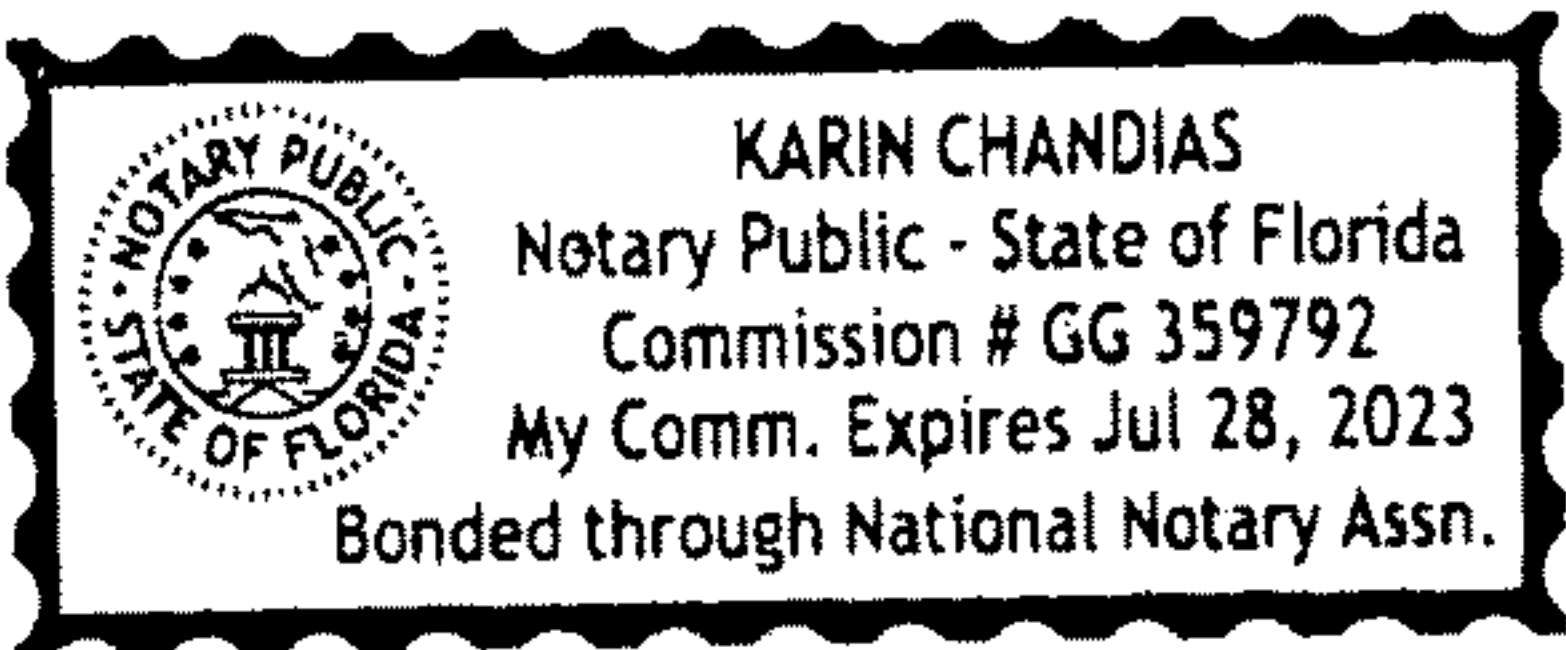
All persons whose signatures appear above have qualified authority to sign and have reviewed this document and supporting documentation prior to signing.

STATE OF FLORIDA
COUNTY OF PINELLAS

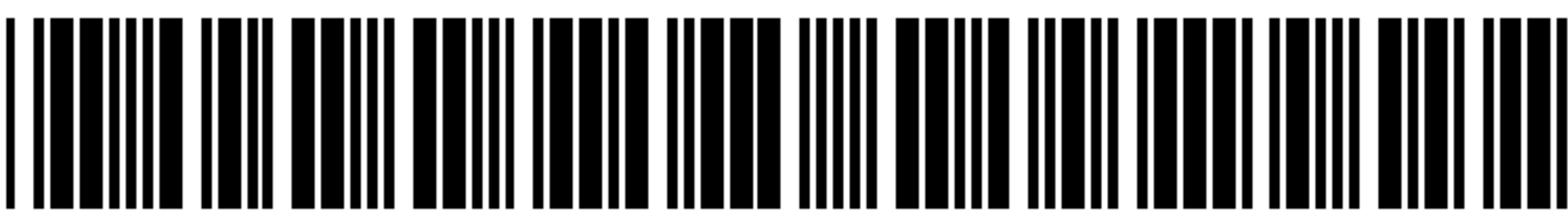
The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization on this 12th day of March in the year 2021, by Talia Qiao as VICE PRESIDENT of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR HOMUSA, INC DBA FOUNDATION FINANCIAL GROUP, ITS SUCCESSORS AND ASSIGNS, who, as such VICE PRESIDENT being authorized to do so, executed the foregoing instrument for the purposes therein contained. He/she/they is (are) personally known to me.



KARIN CHANDIAS
COMM EXPIRES: 07/28/2023



WFHRC 422049915 MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. (MERS) MIN
100582401880161744 MERS PHONE 1-888-679-6377 MERS Mailing Address: P.O. Box 2026, Flint, MI
48501-2026 DOCR T122103-12:20:56 [C-1] ERCNAL1



D0072302784



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
03/12/2021 12:21:28 PM
\$22.00 CHERRY
20210312000125070

