

Prepared by and after recording return to:

Metro City Bank
Attn: Mortgage Loan Admin
5114 Buford Highway NE
Atlanta, GA 30340
Telephone: (770) 455-4989

Loan No. 950008700
Parcel No. 13-1-01-4-401-001.022



20210315000127310 1/2 \$25.00
Shelby Cnty Judge of Probate, AL
03/15/2021 09:55:11 AM FILED/CERT

Cancellation and Release of Mortgage

The indebtedness referred to in that certain Mortgage from KAYLA NGUYEN to METRO CITY BANK dated DECEMBER 20, 2019 and recorded DECEMBER 23, 2019 in ID: 20191223000475500 of the Records in the Office of the Judge of Probate of SHELBY County, Alabama, having been paid in full and the undersigned being the present owner of such secured interest by virtue of being the original grantee or the heir, devisee, executor, administrator, successor, transferee or assignee, or the servicing agent to whom indebtedness was paid on behalf of or by grantor, the Judge of such Probate Court is authorized and directed to cancel that deed of record.

Property Address: 1903 CHANDALAR COURT
PELHAM, ALABAMA 35124

In witness whereof, the undersigned has set hand and seal.

Metro City Bank

On: March 2, 2021

By: _____

Name: Farid Tan

Title: Chief Executive Officer

Unofficial Witness:

By: _____

Name: Ruby Lee



STATE OF GEORGIA
COUNTY OF FULTON

On March 2, 2021 before me, a notary public in and for Fulton County in the State of Georgia, personally appeared Farid Tan (name), Chief Executive Officer (title), personally known to me (or proved to me on the basis of satisfactory evidence) 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, 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.

Notary Public

My commission expires:





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Loan No: 950008700
Borrower: KAYLA NGUYEN

Data ID: 583

LEGAL DESCRIPTION

Provide legal description here. Attach to the document to be recorded and file as one instrument.

EXHIBIT A

The Land is described as follows

Unit B, Building 7, Phase 2, of Chandalar South Townhomes as recorded in Map Book 7, page 166, in the Probate Office of Shelby County, Alabama, located in the Southwest 1/4 of the Southeast 1/4 of Section 1, Township 20 South, Range 3 West, Shelby County, Alabama, more particularly described as follows:

Commencing at the Southeast corner of said 1/4 - 1/4 section; thence in a Northerly direction along the East line of said 1/4 - 1/4 section a distance of 830.76 feet; thence 90° left, in a Westerly direction a distance of 347.56 feet; thence 99° 22' 30" left, in a Southeasterly direction a distance of 53.92 feet, to the Point of Beginning, said point being the centerline of a fence common to "B" and "C" Units of said Building 7; thence continue along last described course along said center line of said fence, the center line of the party wall common to said units and fence common to said units, a distance of 67.65 feet; thence 90° left in a Northeasterly direction along the center line of a fence, a distance of 17.55 feet to the Northwest corner of a utility building; thence 80° right in a Southeasterly direction along the Southwesterly wall of said utility building, a distance of 4.15 feet to the Southwest corner of said utility building; thence 90° left in a Southeasterly direction along the Southwesterly wall of said utility building a distance of 6.45 feet to the Southeasterly corner of said utility building; thence 90° left in a Northwesterly direction, along the center line of the common wall of said utility building, the center line of the fence common to "B" and "A" units, the centerline of the party wall common to said "B" and "A" units; the center line of the fence common to said "B" and "A", a distance of 71.80 feet; thence 90° left, along the outside fence of the fence, in a Southwesterly direction a distance of 24.0 feet, to the Point of Beginning.

Situated in town of Pelham, Shelby County, Alabama.