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06/16/2021 08:19:06 AM
REL 1/3

This document prepared by: Rachele Burtenshaw
10011 S. Centennial Parkway #340
Sandy, UT 84070

When Recorded Return to:
10011 S. Centennial Parkway #340
Sandy, UT 84070
Ref No.: PRESCOTT 014827481

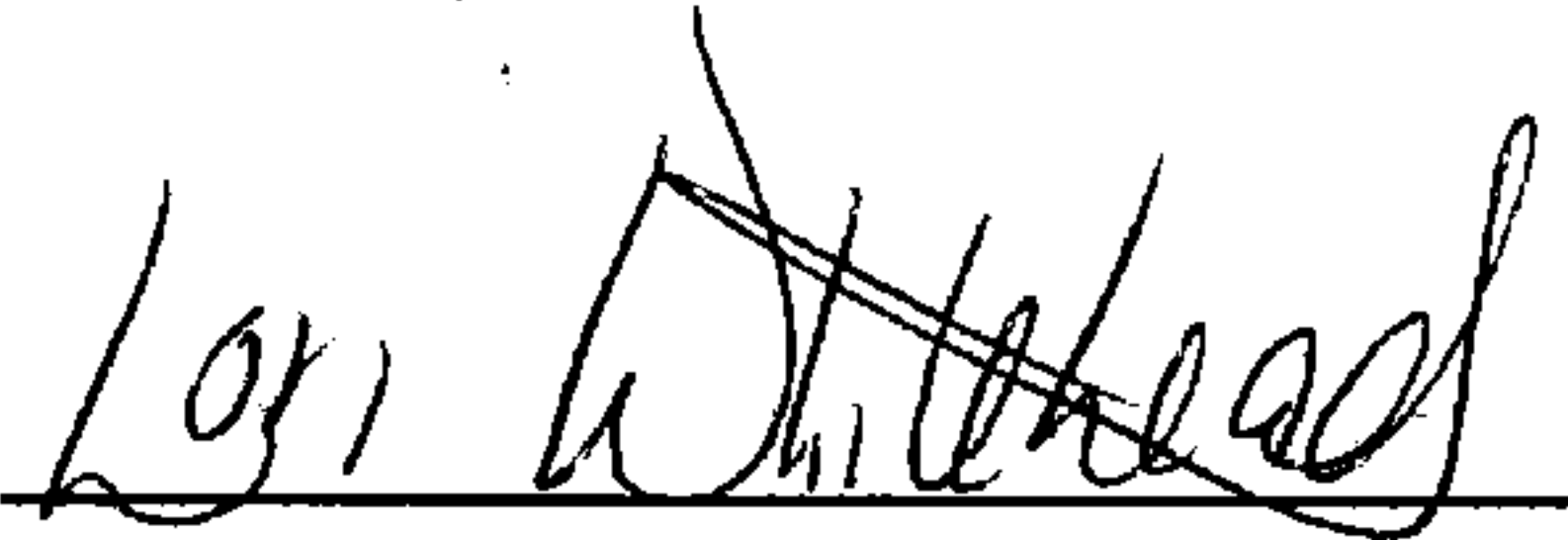


DISCHARGE OF MORTGAGE

State of UT
County of Salt Lake

The debt secured by Mortgage recorded in Real Property Mortgage Instrument # 20150115000015360 or Mortgage Book n/a Page n/a of the records in the offices of the Judge of Probate of Shelby, Alabama, from: Christopher P Prescott and Nancy Prescott, aka Nancy M Prescott having been paid in full, said lien is hereby fully released, satisfied, discharged and canceled.

IN WITNESS WHEREOF, Cadence Bank, N.A. has caused its name to be signed this 6/15/2021.
Cadence Bank, N.A.

By: 
Lori Whitehead, Authorized Agent

State of UT
County of Salt Lake

The foregoing instrument was acknowledged before me on 6/15/2021 by Lori Whitehead as Authorized Agent of Cadence Bank, N.A., who, as such Authorized Agent being authorized to do so, executed the foregoing instrument for the purposes therein contained. He/she/they is (are) personally known to me.


Courtney Payne- Notary Public
Comm Expires: 10/5/2024

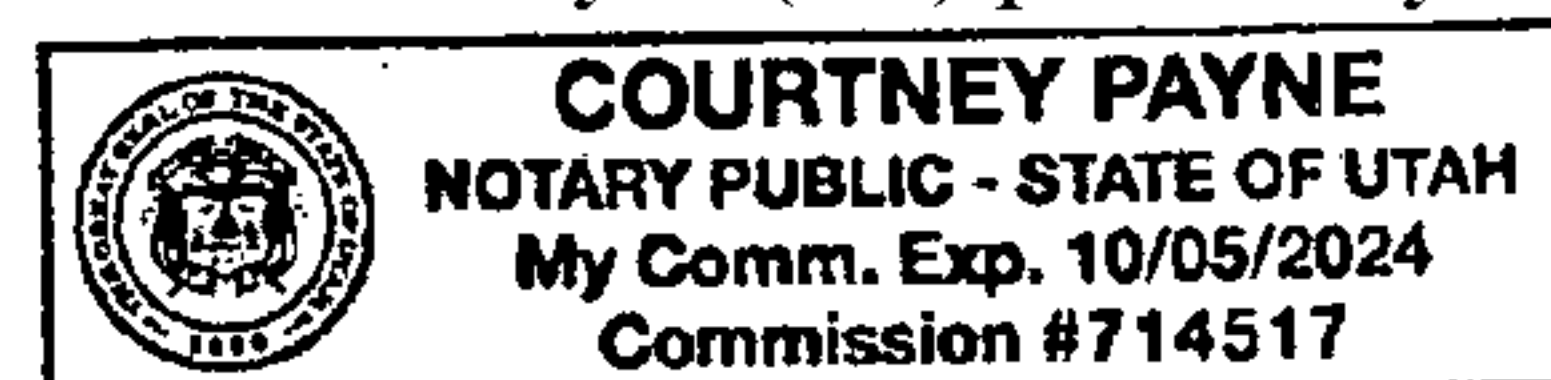


Exhibit "A"

LOT 1729-A, ACCORDING TO THE RE-SUBDIVISION OF HIGHLAND LAKES, 17TH SECTOR, AN EDDLEMAN COMMUNITY, AS RECORDED IN MAP BOOK 27, PAGE 90, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

TOGETHER WITH NON-EXCLUSIVE EASEMENT TO USE THE PRIVATE ROADWAYS, COMMON AREA ALL AS MORE PARTICULARLY DESCRIBED IN THE DECLARATION OF EASEMENT AND MASTER PROTECTIVE COVENANTS FOR HIGHLAND LAKES, A RESIDENTIAL SUBDIVISION, AS RECORDED IN INSTRUMENT #1994-07111 AND AMENDED IN INSTRUMENT #1996-17543 AND AMENDED IN INSTRUMENT #1999-31095, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA, AND THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR HIGHLAND LAKES, A RESIDENTIAL SUBDIVISION, 17TH SECTOR, RECORDED IN INSTRUMENT #2000-41317, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA (WHICH TOGETHER WITH ALL AMENDMENTS THERETO, IS HEREINAFTER COLLECTIVELY REFERRED TO AS THE "DECLARATION").

SUBJECT TO:

EASEMENTS AND BUILDING LINES AS SHOWN ON RECORDED MAP(S), INCLUDING BUT NOT LIMITED TO ANY NOTES, CONDITIONS AND RESTRICTIONS

TITLE TO ALL MINERALS WITHIN AND UNDERLYING THE PROPERTY, TOGETHER WITH ALL MINING RIGHTS AND OTHER RIGHTS, PRIVILEGES, IMMUNITIES AND RELEASE OF DAMAGES RELATING THERETO, AS RECORDED IN DEED BOOK 8), PAGE 417, INSTRUMENT NO. 1998-7776; INSTRUMENT NO. 1998-7777 AND INSTRUMENT NO. 1998-7778 AND ANY DAMAGES RELATING TO THE EXERCISE OF SUCH RIGHTS OR THE EXTRACTION OF SUCH MINERALS.

RIGHT OF WAY TO SHELBY COUNTY AS RECORDED IN DEED BOOK 95, PAGE 503 AND IN DEED BOOK 196, PAGE 246.

RIGHT OF WAY TO ALABAMA POWER COMPANY AS RECORDED IN DEED BOOK 111, PAGE 408, DEED BOOK 109. PAGE 70, DEED BOOK 149, PAGE 380, DEED BOOK 173, PAGE 364,

DEED BOOK 276, PAGE 670, DEED BOOK 134, PAGE 408 AND IN DEED BOOK 133, PAGES 210 AND 212 AND IN VOLUME 31 PAGE 355

DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR HIGHLAND LAKES, A RESIDENTIAL SUBDIVISION AS RECORDED IN INSTRUMENT #19994-7111, INSTRUMENT NO. 1996-17543, INSTRUMENT #1999-31095 AND IN INSTRUMENT #2000-41317.

ARTICLES OF INCORPORATION OF HIGHLAND LAKES RESIDENTIAL ASSOCIATION, INC. AS RECORDED IN INSTRUMENT #9402-3947.

EASEMENT FOR INGRESS AND EGRESS TO SERVE HIGHLAND LAKES DEVELOPMENT EXECUTED BY HIGHLAND LAKES DEVELOPMENT LTD, TO HIGHLAND LAKES PROPERTIES, LTD. RECORDED AS INSTRUMENT NO. 1993-15704 IN THE PROBATE OFFICE.

CABLE AGREEMENT AS RECORDED IN INSTRUMENT #1997-19422.
LAKE EASEMENT AGREEMENT EXECUTED BY HIGHLAND LAKE PROPERTIES, LTD AND HIGHLAND LAKE DEVELOPMENT, LTD PROVIDING FOR EASEMENTS, USE BY OTHERS AND MAINTENANCE OF LAKE PROPERTY DESCRIBED WITHIN INSTRUMENT NO. 1993-15705 IN PROBATE OFFICE.

RELEASE OF DAMAGES AS RECORDED IN INSTRUMENT #1999-40620.

LICENSE AGREEMENT AND EASEMENT AS RECORDED IN INSTRUMENT NO. 2001-43171.

CATHY M. WARD IS THE SURVIVING GRANTEE OF DEED RECORDED IN INSTRUMENT NO. 2001-43172, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA; THE OTHER GRANTEE, STEPHEN R. WALD, HAVING DIED ON OR ABOUT MARCH 27, 2013.

SUBJECT TO RESTRICTIONS, RESERVATIONS, EASEMENTS, COVENANTS, OIL, GAS OR MINERAL RIGHTS OF RECORD, IF ANY.

BEING THE SAME PREMISES CONVEYED TO CHRISTOPHER P. PRESCOTT AND NANCY M. PRESCOTT, AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP FROM CATHY M. WALD, A SINGLE INDIVIDUAL BY WARRANTY DEED DATED 7/7/2014, AND RECORDED ON 7/22/2014, DOCUMENT # 20140722000224910, IN SHELBY COUNTY, AL.



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
06/16/2021 08:19:06 AM
\$28.00 JOANN
20210616000292860

Allen S. Bayl