

ALABAMA
COUNTY OF SHELBY
LOAN NO.: 1003689609

20210824000411270
08/24/2021 08:37:49 AM
REL 1/1

PREPARED BY: VALENTIN SALCEDO
FIRST AMERICAN MORTGAGE SOLUTIONS
1795 INTERNATIONAL WAY
IDAHO FALLS, ID 83402
WHEN RECORDED MAIL TO: FIRST AMERICAN MORTGAGE SOLUTIONS
1795 INTERNATIONAL WAY
IDAHO FALLS, ID 83402, PH. 208-528-9895



RELEASE OF MORTGAGE

The undersigned, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR FAIRWAY INDEPENDENT MORTGAGE CORPORATION, ITS SUCCESSORS AND ASSIGNS, located at P.O. BOX 2026 FLINT, MICHIGAN 48501-2026, the Mortgagee of that certain Mortgage described below, does hereby release and reconvey to the persons legally entitled thereto, all of its right, title, and interest in and to the real estate described in said Mortgage, forever satisfying, releasing, cancelling, and discharging the lien from said Mortgage.

Said Mortgage dated AUGUST 28, 2017 executed by JAMES E BRUCE AND KAREN A BRUCE, HUSBAND AND WIFE, Mortgagor, located at 1004 EAGLE CREEK CV, BIRMINGHAM, AL 35242, to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR FAIRWAY INDEPENDENT MORTGAGE CORPORATION, ITS SUCCESSORS AND ASSIGNS, Original Mortgagee, and recorded on AUGUST 29, 2017 as Instrument No. 20170829000315540 in the office of the Judge of Probate for the County of SHELBY, State of ALABAMA.

AS DESCRIBED IN SAID MORTGAGE

IN WITNESS WHEREOF, the undersigned has caused this Instrument to be executed on AUGUST 17, 2021.

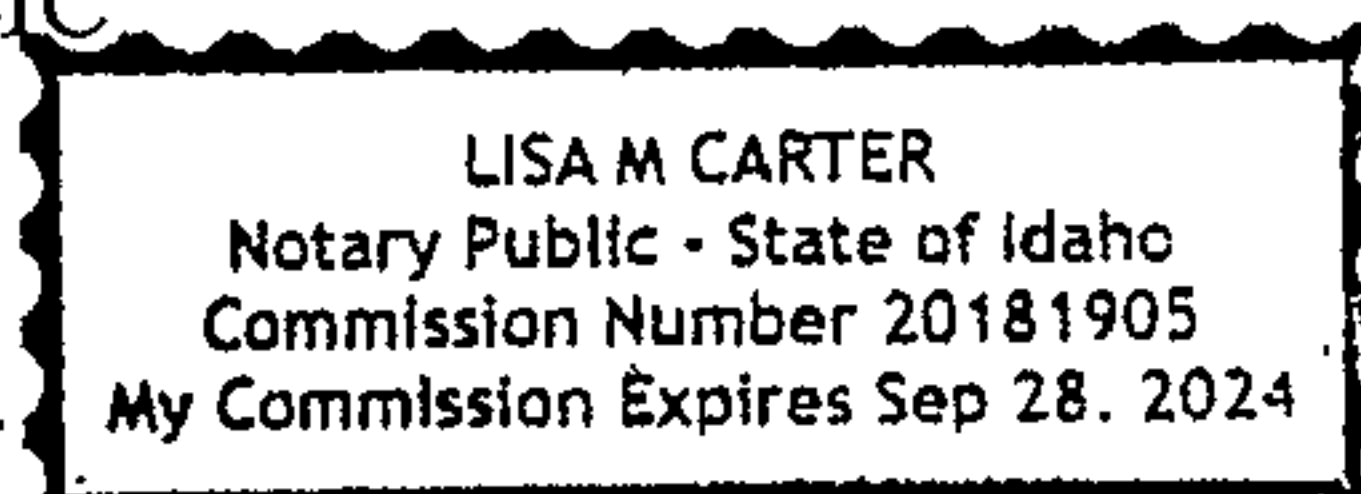
MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR FAIRWAY INDEPENDENT MORTGAGE CORPORATION, ITS SUCCESSORS AND ASSIGNS


VALENTIN SALCEDO, VICE PRESIDENT

STATE OF IDAHO COUNTY OF BONNEVILLE) ss.

On AUGUST 17, 2021, before me, LISA M. CARTER, personally appeared VALENTIN SALCEDO known to me to be the VICE PRESIDENT of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR FAIRWAY INDEPENDENT MORTGAGE CORPORATION, ITS SUCCESSORS AND ASSIGNS the corporation that executed the instrument or the person who executed the instrument on behalf of said corporation, and acknowledged to me that such corporation executed the same.


LISA M. CARTER (COMM. EXP. 09/28/2024)
NOTARY PUBLIC



POD: 20210719

RP8020117IM - LR - AL



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Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
08/24/2021 08:37:49 AM
\$22.00 BRITTANI
20210824000411270



MIN: 100392411202246065

MERS PHONE: 1-888-679-6377

