

ALABAMA  
COUNTY OF SHELBY  
LOAN NO.: 0134127893

20211101000526900  
11/01/2021 01:46:43 PM  
REL 1/1

PREPARED BY: LETICIA SHARADIN  
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 HOME POINT FINANCIAL 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 MAY 31, 2019 executed by RYAN J SPENCE AN UNMARRIED MAN AND ASHLEY L NIEPMANN AN UNMARRIED WOMAN, JOINT TENANTS, Mortgagor, located at 1228 VILLAGE TRL, CALERA, AL 35040, to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR HOME POINT FINANCIAL CORPORATION, ITS SUCCESSORS AND ASSIGNS, Original Mortgagee, and recorded on JUNE 05, 2019 as Instrument No. 20190605000194270 in the office of the Judge of Probate for the County of SHELBY, State of ALABAMA.

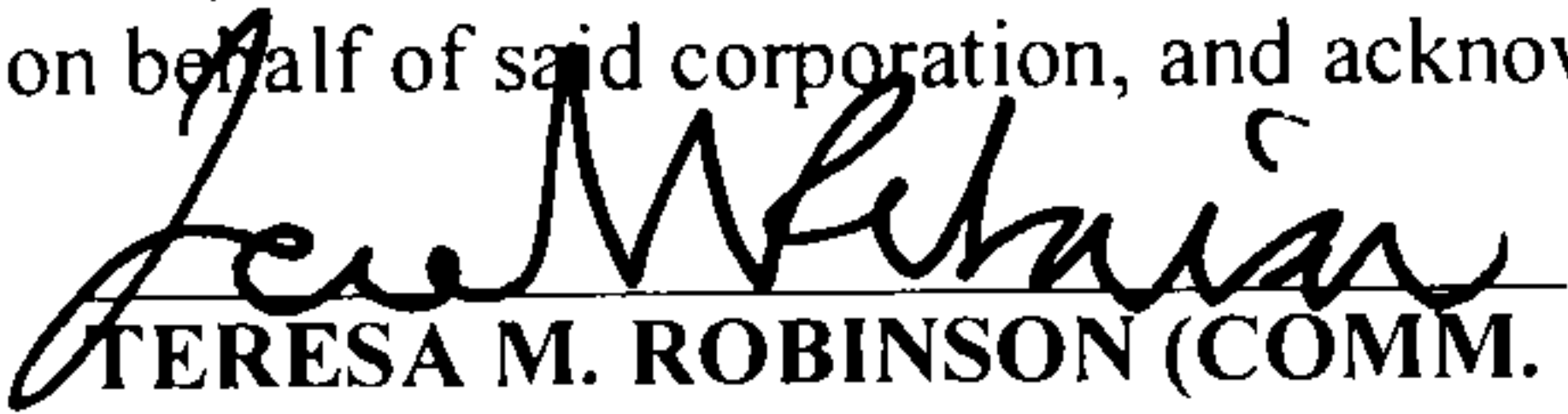
### AS DESCRIBED IN SAID MORTGAGE

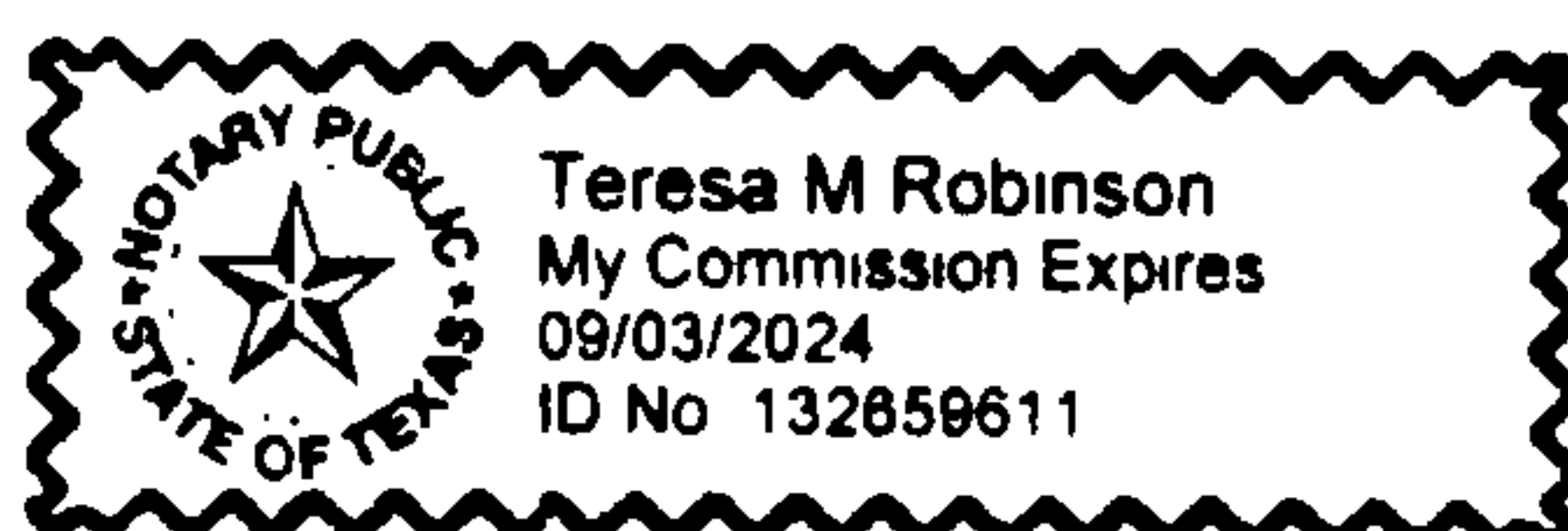
IN WITNESS WHEREOF, the undersigned has caused this Instrument to be executed on OCTOBER 28, 2021.  
MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS MORTGAGEE


  
LETICIA SHARADIN, VICE PRESIDENT

STATE OF TEXAS COUNTY OF DALLAS ) ss.


On OCTOBER 28, 2021, before me, TERESA M. ROBINSON, personally appeared LETICIA SHARADIN known to me to be the VICE PRESIDENT of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS MORTGAGEE 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.

  
TERESA M. ROBINSON (COMM. EXP. 09/03/2024)  
NOTARY PUBLIC



POD: 20211015  
FM8020113IM - LR - AL  


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MIN: 100661190002703855  
MERS PHONE: 1-888-679-6377



Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
11/01/2021 01:46:43 PM  
\$22.00 BRITTANI  
20211101000526900

