

STATE OF ALABAMA     )  
                                  )  
SHELBY COUNTY         )

FULL RELEASE OF MORTGAGE,  
ASSIGNMENT OF LEASE AND RENTS AND  
SUBORDINATION, NON-DISTURBANCE AND ATTORNMENT AGREEMENT

THIS FULL RELEASE OF MORTGAGE, ASSIGNMENT OF LEASE AND RENTS AND SUBORDINATION, NON-DISTURBANCE AND ATTORNMENT AGREEMENT is made and entered into on this 17th day of February, 2022 by WELLS FARGO TRUST COMPANY, NATIONAL ASSOCIATION (formerly known as Wells Fargo Bank Northwest, National Association, as Trustee (herein referred to as "Releasor"), for the benefit of ASAY ZERO HOLDINGS LLC, a Delaware limited liability company, a 86.26% tenant in common interest, COLUMBIANA ZERO LLC, a Delaware limited liability company, a 1% tenant in common interest, and S&L HEADLEY LLC, a Delaware limited liability company, a 12.74% tenant in common interest (herein collectively referred to as "Releasee").

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars (\$10.00), and other good and valuable consideration, cash this day in hand paid to the Releasor by the Releasee, the receipt and sufficiency of which is hereby expressly acknowledged by both the Releasor and the Releasee, the Releasor does hereby release from the lien and operation of all of the following:

1. Mortgage, Security Agreement, Assignment of Leases and Rents and Fixture Filing by Releasee to Releasor dated as of December 1, 2010, and recorded on 2/8/2011 in Instrument No. 20110208000044780, Office of the Probate Judge of Shelby County, Alabama, as affected by Loan Assignment and Assumption Agreement of record in Instrument Number 20161020000385630, in the Office of the Probate Judge of Shelby County, Alabama, and as further affected by Loan Assignment and Assumption Agreement of record in Instrument Number 20171221000455880, in the Office of the Probate Judge of Shelby County, Alabama;
2. Assignment of Lease and Rents by Releasee to Releasor dated as of December 1, 2010, and recorded in Instrument No. 20110208000044790, Office of the Probate Judge of Shelby County, Alabama; and
3. Subordination, Non-Disturbance and Attornment Agreement by and among Releasor, Releasee and Alabama CVS Pharmacy, L.L.C., an Alabama limited liability company, dated as of December 1, 2010, and recorded in Instrument No. 20110208000044800, Office of the Probate Judge of Shelby County, Alabama.

(herein collectively referred to as the "Security Instruments") all of the property, real, personal or otherwise, described in the Security Instruments.

AND FOR THE SAME CONSIDERATION, Releasor does hereby remise, release, quitclaim and convey unto Releasee all of its right, title, interest and claim in and to all the property, real, personal or otherwise, described in the Security Instruments.

Notwithstanding such release, the indebtedness evidenced by that certain Promissory Note dated as of December 1, 2010 made by Releasee payable to Releasor in the original principal amount of \$3,427,726.43 and held by Releasor, and secured by the Security Instruments, is not satisfied and such Promissory Note shall remain in full force and effect and is not cancelled. Furthermore, any indemnification obligations or other obligations under the Security Instruments which, by their terms, survive a release of the lien of such document shall also continue in full force and effect and are not cancelled by the discharge and release effected hereby.

[signature page follows]

IN WITNESS WHEREOF, Releasor has caused these presents to be executed by its duly authorized officer as of the date and year first above written.

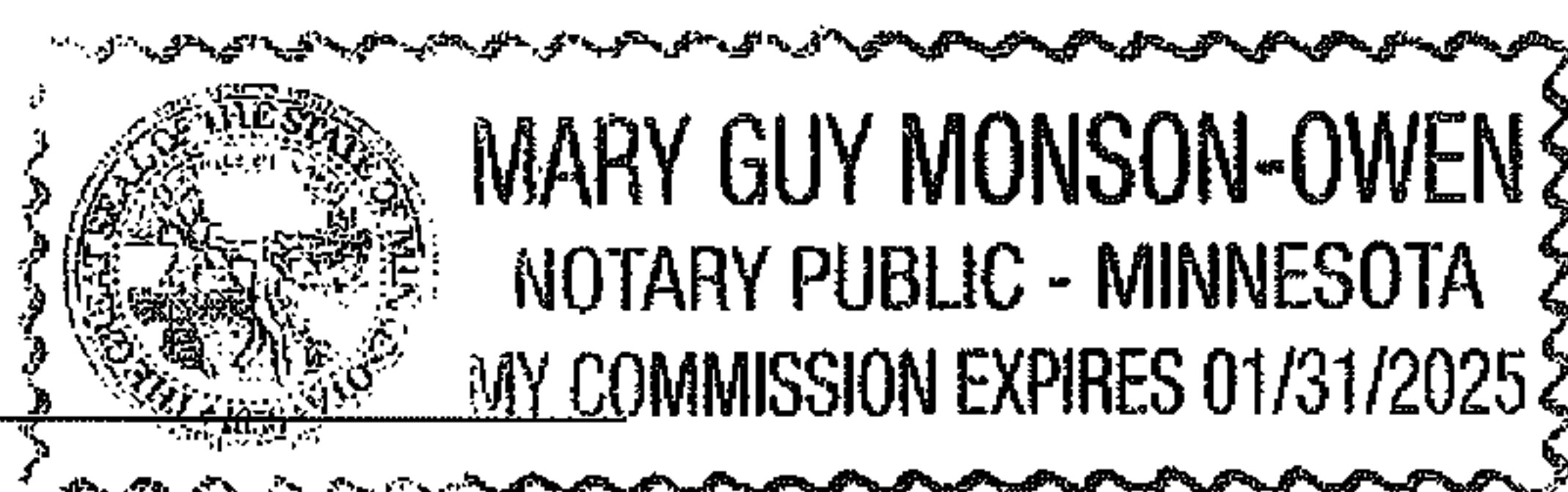
WELLS FARGO TRUST COMPANY, NATIONAL  
ASSOCIATION, a national banking association, as  
Trustee

By: Corey J. Dahlstrand  
Name: Corey J. Dahlstrand  
Corporate Trust Officer  
Its: \_\_\_\_\_

STATE OF MINN )  
 )ss.  
COUNTY OF Henriepin

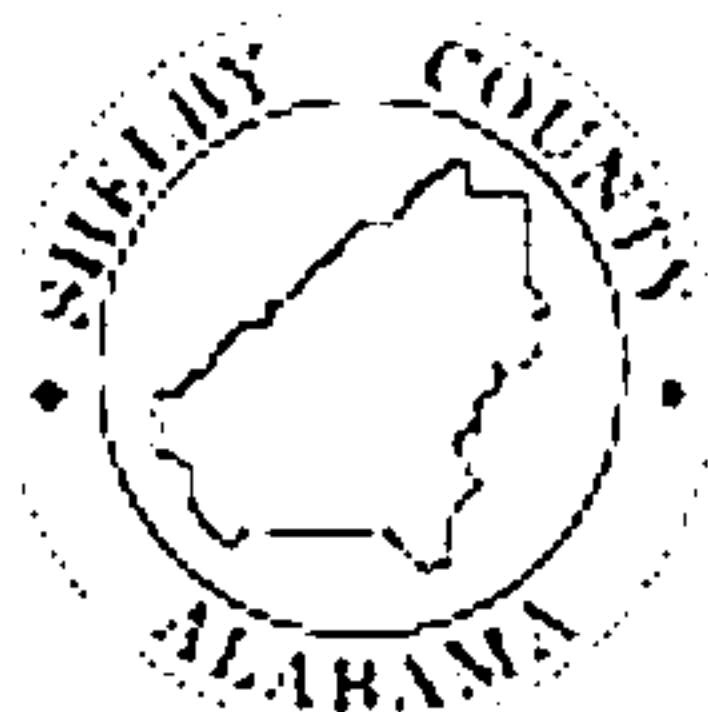
On January 20, 2022, before me, Mary G. Monson-Owen, a Notary Public, personally appeared Corey Dahlstrand, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity, and that by his/her/their signature on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.



Mary Monson-Owen  
Notary Public  
My Commission Expires:

THIS INSTRUMENT WAS PREPARED BY: Margot M. Hammond, Esq., Holland & Knight LLP, 10 St. James Avenue, 11th Floor, Boston, Massachusetts 02116, telephone number: 617.573.5856.



Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
02/21/2022 08:28:09 AM  
\$32.00 JOANN  
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Allie S. Bayl