


**This document prepared by  
and after recording return to:**  
Ribbon Speights  
PNC Bank, National Association  
6750 Miller Road  
Mail Stop: BR-YB58-01-M  
Brecksville, OH 44141  
Tracking #: 12358565

  
20230410000100520 1/2 \$25.00  
Shelby Cnty Judge of Probate, AL  
04/10/2023 01:30:58 PM FILED/CERT

## Release from Recorded Mortgage



**STATE of ALABAMA  
COUNTY of Shelby**

**From:** Barton's Greenhouse & Nursery, Inc.  
**Mortgagor**

**To:** PNC Bank, National Association, Successor to National Bank of Commerce of  
Birmingham  
**Mortgagee**

**Mortgage Dated:** 10/04/2002

**Mortgage Recorded:** 11/13/2002

**In Mortgage Book N/A, Page N/A**

**as Instrument No.:** 20021113000563050

**in the Probate Office of Shelby County, Alabama**

**Debt: \$**

**Property Address:** 401 PRIMROSE DRIVE, ALABASTER, AL 35007

**Parcel #:**

**WHEREAS**, the Mortgagor identified above, pursuant to the Mortgage identified above, granted and conveyed unto PNC BANK, NATIONAL ASSOCIATION, its successors and assigns, or a predecessor now known by that name pursuant to a merger or change of name (the "**Mortgagee**"), the premises more particularly described in said Mortgage (the "**Mortgaged Premises**"), to secure the payment of that certain debt or principal sum identified above, together with interest and the other Obligations set forth in said Mortgage;

**WHEREAS**, the Mortgagor has requested the Mortgagee to release from the lien of the Mortgage all the property described in the above referenced Mortgage;



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**NOW, THEREFORE**, the Mortgagee, in consideration of the premises and the sum of ONE HUNDRED DOLLARS (\$100.00) lawful money to it in hand paid by the Mortgagor and for other valuable consideration, the receipt of which is hereby acknowledged, and intending to be legally bound, has remised, released, quit-claimed, exonerated and discharged, and by these presents does remise, release, quit-claim, exonerate and discharge unto the Mortgagor, its heirs, executors, administrators, successors and assigns, all that certain lot or piece of ground described in the above referenced Mortgage.

**TO HOLD THE SAME**, with the appurtenances, unto the Mortgagor, its heirs, executors, administrators, successors and assigns, forever freed, exonerated and discharged of and from the lien of the Mortgage, and every part thereof.

**PROVIDED**, always, nevertheless, that nothing herein contained shall in any way affect, alter or diminish the lien or encumbrance of the Mortgage on any remaining part of the Mortgaged Premises, or the remedies at law for recovering against the Mortgagor, and its heirs, executors, administrators, successors and assigns, for the Obligations secured by the Mortgage.

**WITNESS** the due execution hereof this 31st day of March, 2023.

WITNESS / ATTEST:

Print Name: Nathan Gardiner

**PNC BANK, NATIONAL ASSOCIATION**

By:

Print Name: Darcie Kerekes

Title: Officer

STATE OF OHIO )

COUNTY OF CUYAHOGA )

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Darcie Kerekes, whose name as Officer of PNC BANK, NATIONAL ASSOCIATION, is signed to the foregoing Instrument and who is known to me, acknowledged before me on this day that, being informed of the contents of the Instrument, he/she, as such officer and with full authority, executed the same voluntarily for and as the act of said bank.

Given under my hand this the 31st day of March, 2023.



Notary Public

My Commission Expires: February 05 2028