



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
05/09/2023 08:34:03 AM
\$34.00 JOANN
20230509000136400

20230509000136400
05/09/2023 08:34:03 AM
PARTREL 1/1

Allen S. Byrd

STATE OF ALABAMA
COUNTY OF SHELBY

PARTIAL RELEASE OF MORTGAGE

KNOW ALL MEN BY THESE PRESENTS, that SOUTHPOINT BANK, is the owner of that mortgage executed by Ridge Crest Homes, LLC. in the principal amount of \$228,000.00 and filed for recording in the Office of the Judge of Probate of SHELBY COUNTY, Alabama.

Future Advance Mortgage dated 05/12/16 from Ridge Crest Homes, LLC to SouthPoint Bank, in the amount of \$2,000,000.00, filed for record 06/09/16 recorded in Instrument 20160609000199750, First Modification recorded in Instrument 20161110000417010, Second Modification recorded in Instrument 20161110000417080, Third Modification recorded in Instrument 20170516000168360, Fourth Modification recorded in Instrument 20170516000168450, Fifth Modification recorded in Instrument 20170609000202480, Sixth Modification recorded in Instrument 20170609000202500, Seventh Modification recorded in Instrument 20180219000052750, Eighth Modification recorded in Instrument 20180522000176130, Ninth Modification recorded in Instrument 20200213000060590, Tenth modification recorded in Instrument 20200228000078840, Eleventh Modification recorded in Instrument 20200310000094760, Twelfth modification recorded in Instrument 20200324000117160 in the Probate Office of Shelby County, Alabama.

WHEREAS, the undersigned desires to release the hereinafter described real estate; and

WHEREAS, the undersigned desires that all of the lands described hereinafter be released;

NOW THEREFORE, the premises considered **SOUTHPOINT BANK**, does hereby release, remise, quit claim and convey unto Ridge Crest Homes, LLC his/her/their assigns and successor forever, all and every interest they may have in and to all the lands described as follows, to-wit:

Lot 24 according to the Survey of Adams Ridge Subdivision Second Addition as recorded in Map Book 49, Page 100, in the Probate Office of Shelby County, Alabama.

IN WITNESS WHEREOF, the undersigned have caused these presents to be executed on this the 4th day of May 2023.

SOUTHPOINT BANK

Jimmy C. Maples
BY: Jimmy C Maples
ITS: SVP

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County and State do hereby certify that Jimmy C Maples, whose name as SVP of SOUTHPOINT BANK, is/are signed to the foregoing release, who is/are known to me, acknowledged before me on this day, that being informed of the contents of said release, they executed the same with full power and authority on the day the same bears date.

Given under my hand and official seal this the 4th day of May 2023.

Carolyn D Watson
NOTARY PUBLIC

COMMISSION EXPIRES: 9-20-2025

THIS INSTRUMENT WAS PREPARED BY:

SOUTHPOINT BANK 5700005209

CAROLYN WATSON

3501 Grandview Parkway Birmingham, AL 35243

