

This instrument prepared by:

DLB Attorneys at Law, LLC  
Vaughn McWilliams  
2100B Southbridge Parkway, Ste. 240  
Birmingham, Alabama 35209

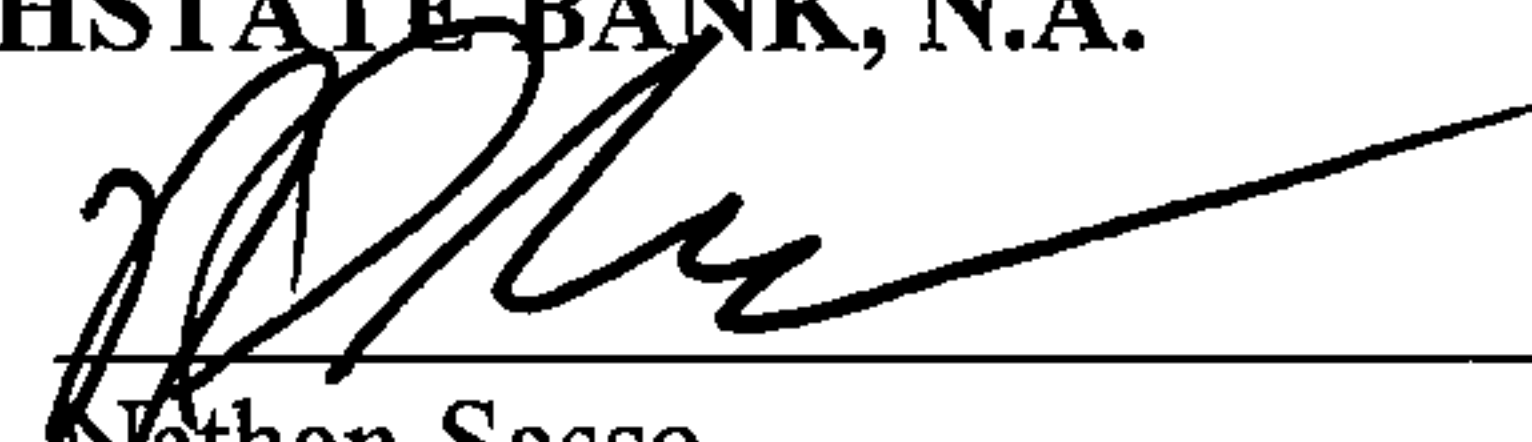
STATE OF ALABAMA  
COUNTY OF SHELBY

**PARTIAL RELEASE OF CROSS-COLLATERALIZATION  
AND CROSS-DEFAULT AGREEMENT**

KNOW ALL PERSONS BY THESE PRESENTS: that the undersigned, the owner and holder of that certain Cross-Collateralization and Cross-Default Agreement dated November 20, 2015, as amended by that certain Amended and Restated Cross-Collateralization and Cross-Default Agreement dated June 28, 2019 (collectively, the "CCFDA"), executed by **BARON PROPERTIES, LLC, PARADE HOMEBUILDERS, INC., AND MOIZ FOULADBAKHS**, as Obligor, to **NATIONAL BANK OF COMMERCE**, as predecessor in interest to **CENTERSTATE BANK N.A.**, as predecessor in interest to **SOUTHSTATE BANK, N.A.**, as Lender, which CCCDA was recorded on November 25, 2015 at instrument number **20151125000407400** and amended and restated on July 2, 2019 at instrument number **20190702000237010** in the Office of the Judge of Probate of Shelby County, Alabama, hereby certifies that the following property secured thereby has been released from the CCCDA:

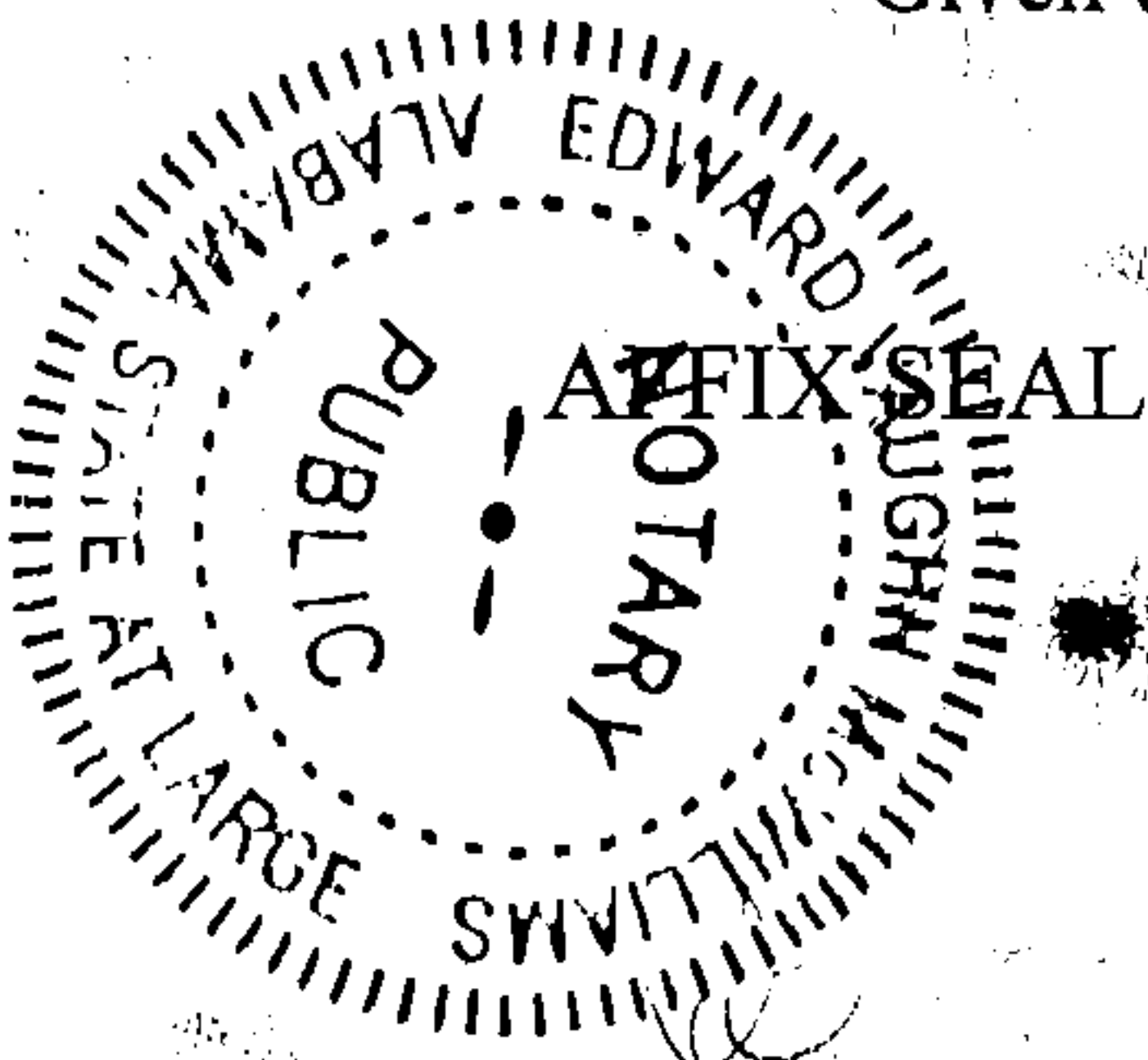
See Exhibit "A", Legal Description.

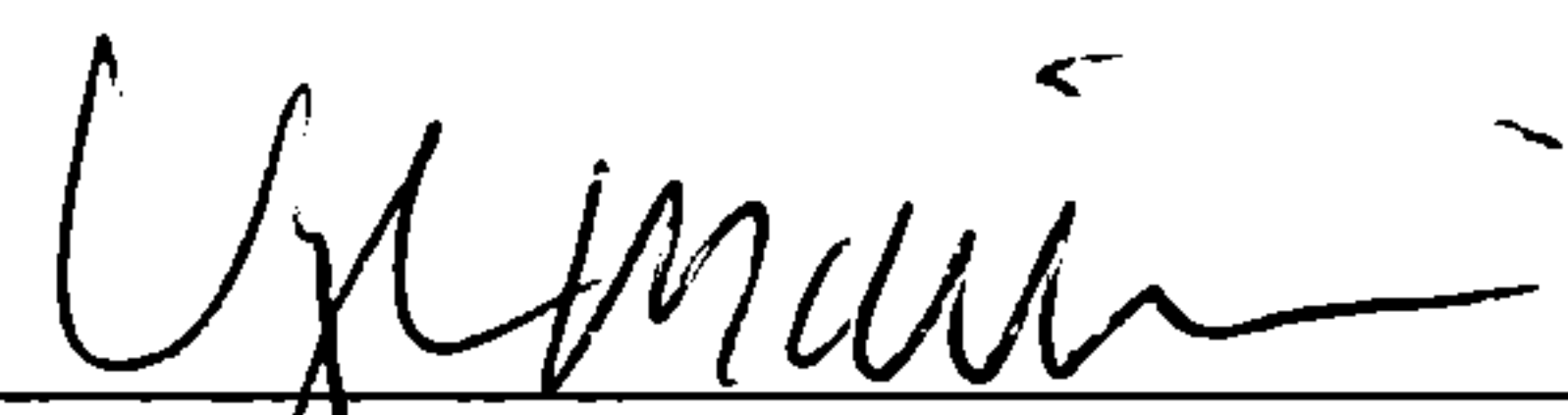
**SOUTHSTATE BANK, N.A.**

By:   
Name: Nathan Sasse  
Its: Vice President

I, the undersigned, a Notary Public in and for said county in said State, hereby certify that Nathan Sasse, whose name as Vice President of SouthState Bank, N.A., 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 said instrument, he, as such officer and with full authority, executed the same voluntarily for and as the act of said banking corporation.

Given under my hand an official seal this 13th day of October, 2023.



  
Notary Public  
My Commission Expires: 

Edward Vaughn McWilliams Notary Public, Alabama State At Large My Commission Expires Nov. 30 2023
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**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

**Parcel I:**

A parcel of land situated in the Northeast one quarter of the Southeast one quarter of Section 20, Township 19 South, Range 2 West, Shelby County, Alabama, being more particularly described as follows:

Commence at a found 2" capped pipe, marking the Southeast corner of the Northeast one quarter of the Southeast one quarter of Section 20, Township 19 South, Range 2 West; thence run in a Westerly direction along the South line of said quarter section, a distance of 727.18 feet, to a found 1 1/2" solid pipe, said point marking the Point of Beginning of the parcel herein described; thence turn an exterior angle right 179 Degrees 04 Minutes 20 Seconds and run in a westerly direction along said south quarter line for a distance of 314.25 feet to a set 5/8 inch capped rebar stamped CA-560-LS; thence leaving said south line turn an interior angle to the left 90 Degrees 00 Minutes 00 Seconds and run in a northerly direction for a distance of 61.00 feet to a set 5/8 inch capped rebar stamped CA-560-LS; thence turn an exterior angle to the right 270 Degrees 00 Minutes 00 Seconds and run in an easterly direction for a distance of 13.50 feet to a set 5/8 inch capped rebar stamped CA-560-LS; thence turn an exterior angle to the right 90 Degrees 00 Minutes 00 Seconds and run in a northerly direction for a distance of 229.86 feet to a set 5/8 inch capped rebar stamped CA-560-LS; thence turn an exterior angle to the right 135 Degrees 00 Minutes 00 Seconds and run in a northwesterly direction for a distance of 46.17 feet to a set 5/8 inch capped rebar stamped CA-560-LS; thence turn an exterior angle to the right 109 Degrees 03 Minutes 02 Seconds and run in a southwesterly direction for a distance of 147.54 feet to a set 5/8 inch capped rebar stamped CA-560-LS; thence turn an interior angle to the left 113 Degrees 36 Minutes 08 Seconds and run in a northwesterly direction for a distance of 66.15 feet to a set 5/8 inch capped rebar stamped CA-560-LS, said point lying on the south right of way of Valleydale Road, said point also being on a curve turning to the left having a radius of 5769.58 feet, a central angle of 2 Degrees 41 Minutes 25 Seconds, an interior angle to the left 88 Degrees 49 Minutes 33 Seconds to chord and a chord distance of 270.89 feet; thence run in a northeasterly direction along the arc of said curve and along said right of way for a distance of 270.91 feet to a set 5/8 inch capped rebar stamped CA-560-LS; thence leaving said right of way turn an interior angle to the left 86 Degrees 37 Minutes 22 Seconds from chord and run in a southeasterly direction for a distance of 178.70 feet to a set 5/8 inch capped rebar stamped CA-560-LS; thence turn an interior angle to the left 225 Degrees 00 Minutes 00 Seconds and run in a easterly direction for a distance of 199.48 feet to a set 5/8 inch capped rebar stamped CA-560-LS, said point being on the west line of James Wood first sector as recorded in the office of Judge of Probate, Shelby County, Alabama, in Map Book 11, Page 108; thence turn an interior angle to the left 91 Degrees 36 Minutes 42 Seconds and run in a southerly direction along said west line for a distance of 378.15 feet to the Point of Beginning.

TOGETHER WITH rights obtained, that constitute an interest in real estate, under that certain Reciprocal Easement Agreement executed by Baron Properties, LLC and joined in by National Bank of Commerce as mortgagee under mortgages recorded in Inst. # 20151125000407370 and Inst. # 20180122000020960, dated May 17, 2018, filed for record May 21, 2018 and recorded in Inst. # 20180521000173870, in the Probate Office of Shelby County, Alabama.

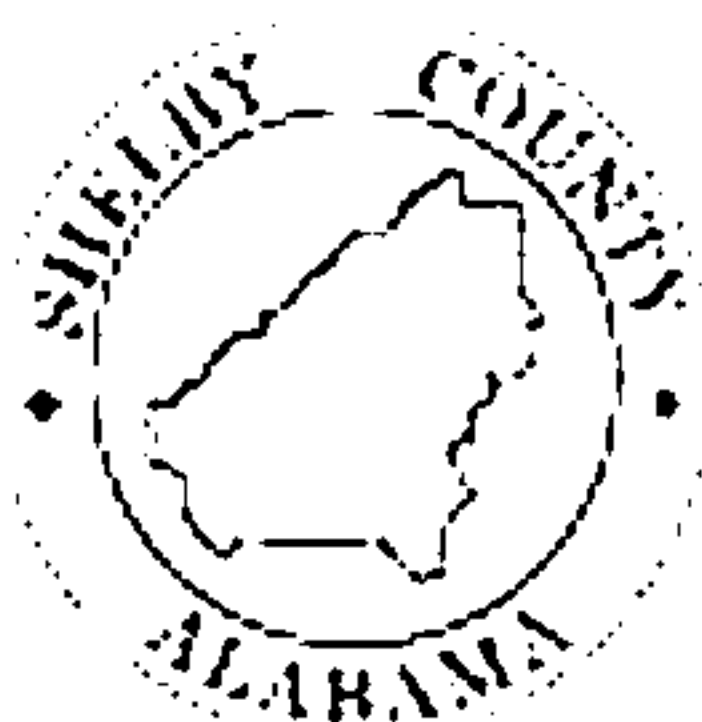
**PARCEL II:**

A parcel of land situated in the Northeast one quarter of the Southeast one quarter of Section 20, Township 19 South, Range 2 West, Shelby County, Alabama, being more particularly described as follows:

Commence at a found 2" capped pipe, marking the Southeast corner of the Northeast one quarter of the Southeast one quarter of Section 20, Township 19 South, Range 2 West; thence run in a Westerly direction along the South line of said quarter section, a distance of 727.18 feet, to a found 1 1/2" solid pipe; thence turn an exterior angle right 179 Degrees 04 Minutes 20 Seconds and run in a Westerly direction along said South quarter line for a distance of 314.25 feet to a set 5/8 inch capped rebar stamped CA-560-LS, said point marking the POINT OF BEGINNING of the parcel herein described; thence continue along the last described

course a distance of 278.00 feet to a found 1 inch solid; thence leaving said South line turn an interior angle to the left 91 Degrees 36 Minutes 45 Seconds and run in a Northerly direction for a distance of 215.80 feet to a set 5/8 inch capped rebar stamped CA-560-LS, said point lying on the Southeast right of way of Valleydale Road, said point also lying on a curve turning to the right having a radius of 5769.58 feet, a central angle of 01 Degrees 10 Minutes 50 Seconds, interior angle to the left 134 Degrees 49 Minutes 46 Seconds to chord and a chord distance of 118.88 feet, thence run in a Northeasterly direction along the arc of said curve and along said right of way for a distance of 118.88 feet to a set 5/8 inch capped rebar stamped CA-560-LS; thence leaving said right of way turn an interior angle to the left from chord 93 Degrees 06 Minutes 35 Seconds from chord and run in a Southeasterly direction for a distance of 66.15 feet to a set 5/8 inch capped rebar stamped CA-560-LS; thence turn an exterior angle to the right 113 Degrees 36 Minutes 08 Seconds and run a Northeasterly direction for 147.54 feet to a set 5/8 inch capped rebar stamped CA-560-LS; thence turn an interior angle to the left 109 Degrees 03 Minutes 02 Seconds and run in a Southeasterly direction for 46.17 feet to a set 5/8 inch capped rebar stamped CA-560-LS; thence turn an interior angle to the left 135 Degrees 00 Minutes 00 Seconds and run in a Southerly direction for 229.86 feet to a set 5/8 inch capped rebar stamped CA-560-LS; thence turn an interior angle to the left 90 Degrees 00 Minutes 00 Seconds and run in a Westerly direction for 13.50 feet to a set 5/8 inch capped rebar stamped CA-560-LS; thence turn an interior angle to the left 270 Degrees 00 Minutes 00 Seconds and run in a Southerly direction for 61.00 feet to the POINT OF BEGINNING.

TOGETHER WITH rights obtained, that constitute an interest in real estate, under that certain Reciprocal Easement Agreement executed by Baron Properties, LLC and joined in by National Bank of Commerce as mortgagee under mortgages recorded in Inst. # 20151125000407370 and Inst. # 20180122000020960, dated May 17, 2018, filed for record May 21, 2018, and recorded in Inst. # 20180521000173870, in the Probate Office of Shelby County, Alabama.



Filed and Recorded  
 Official Public Records  
 Judge of Probate, Shelby County Alabama, County  
 Clerk  
 Shelby County, AL  
 10/18/2023 11:23:01 AM  
 \$30.00 JOANN  
 20231018000307740

*Allen S. Bayl*