

GERALDINE M RAGAN
7500851270
PO Date: **12/12/2023**

SATISFACTION OF MORTGAGE

KNOW ALL MEN BY THESE PRESENTS that the undersigned **PNC BANK NATIONAL ASSOCIATION** does hereby certify that a certain mortgage from **GERALDINE M RAGAN AND DAVID RAGAN, JR** to **COMPASS BANK** dated **DECEMBER 2, 2003**, filed for record **DECEMBER 22, 2003** in mortgage volume/book , page DOC No. **20031222000820550**, of the **SHELBY COUNTY, ALABAMA** records has been fully paid and satisfied; and the county recorder is authorized to discharge the same of record.

In witness whereof the said **PNC BANK NATIONAL ASSOCIATION** has hereunto set their hand this **22nd** day of **DECEMBER, 2023**.

Tax Parcel ID #

250 WOODBURY DR, STERRETT, AL - 35147

****THIS INSTRUMENT ALSO RELEASES LOAN MODIFICATION AGREEMENT RECORDED ON 4/10/2006 AS INSTRUMENT NO. 20060410000164990, ALSO RELEASES LOAN MODIFICATION AGREEMENT RECORDED ON 7/10/2007 AS INSTRUMENT NO. 20070710000323630******

PNC BANK NATIONAL ASSOCIATION SUCCESSOR BY MERGER TO BBVA USA FORMERLY KNOWN AS COMPASS BANK

Consuelo A. Travis

CONSUELO A TRAVIS
MORTGAGE OFFICER

State of **OHIO**)
County of **MONTGOMERY COUNTY**) SS:

Before me, **MAX FLOHRE**, a Notary Public in and for said county, personally appeared **CONSUELO A TRAVIS, MORTGAGE OFFICER**, of **PNC BANK NATIONAL ASSOCIATION SUCCESSOR BY MERGER TO BBVA USA FORMERLY KNOWN AS COMPASS BANK** known to me to be the person and officer whose name is acknowledged on behalf of said corporation and by authority of its board of directors; and that said instrument is their free act and deed individually and as said officers, and the free and corporate act and deed of said corporation.

IN TESTIMONY WHEREOF, I have hereunto subscribed my name and affixed my official seal in **MONTGOMERY COUNTY** county, **OHIO**, this **22nd** day of **December, 2023**.

Max Flohre



MAX FLOHRE
NOTARY PUBLIC
IN AND FOR
THE STATE OF OHIO
MY COMMISSION EXPIRES
NOVEMBER 02, 2026

MAX FLOHRE

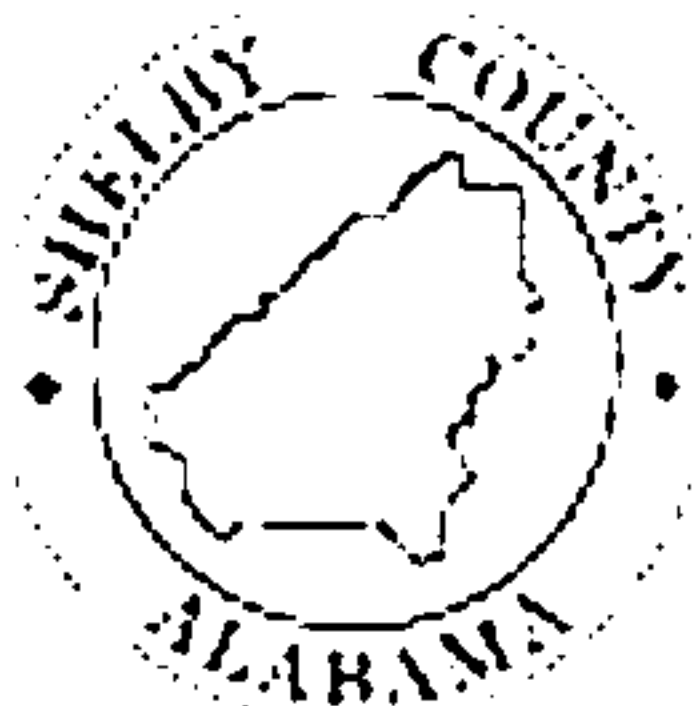
In and for the state of **OHIO**
My commission expires **11/2/2026**

Prepared by:

Return To:

HOLLY WHITNEY
PNC BANK, NATIONAL ASSOCIATION,
P.O. BOX 8820,
DAYTON, OH, 45482
800-822-5626

HOLLY WHITNEY
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DAYTON, OH, 45482
800-822-5626



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
12/22/2023 01:31:02 PM
\$24.00 PAYGE
20231222000368100

Allen S. Bayl