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Beaverton, Oregon 97008-7105

Please Return To:
Ferguson Enterprises, LLC c/o Mail Center
9450 SW Gemini Dr #7790
Beaverton, Oregon 97008-7105
Signed by Authorized Agent: Jeremiah Gradine

SPACE ABOVE FOR RECORDER'S USE

RELEASE OF MECHANICS LIEN

Reference ID: 8HM7M62KTK87

STATE OF ALABAMA
COUNTY OF Shelby County

Claimant

Ferguson Enterprises, LLC
1708 Elm Hill Pike
Nashville, Tennessee 37210-3708
(615) 316-1880

Property Owner

Shelby Baptist Medical Center
1000 1st Street North
Alabaster, Alabama 35007
THE CITY OF ALABASTER MEDICAL CLINIC BOARD
PO BOX 92129
Southlake, Texas 76092

Tenant

BBH SBMC LLC
1445 ROSS AVENUE STE 1400
Dallas, Texas 75202

The party who hired the Claimant to perform the
Services at the Property is ("**Hiring Party**"):
ARROW AIR SYSTEMS LLC
2001 McCain Parkway
Pelham, Alabama 35124

Property Liened (Property)

State of Alabama
County: Shelby County

1000 FIRST STREET N
Alabaster, Alabama 35007

Legal Property Description:

Please see attached Exhibit A

Date Lien Filed: January 09, 2024

The Claimant, undersigned, hereby releases, discharges, and/or acknowledges satisfaction of that certain claim of mechanic's lien recorded on January 09, 2024, in the office of the Judge of Probate of Shelby County County, Alabama as: 20240109000007100, affecting the Property.

KNOW ALL MEN BY THESE PRESENT, that the **CLAIMANT**, being the owner of the **LIEN TO BE RELEASED**, does hereby release, discharge, and/or acknowledge satisfaction of said Lien. The aforesaid notice and claim of mechanic's lien is released, discharged and/or satisfied as follows:

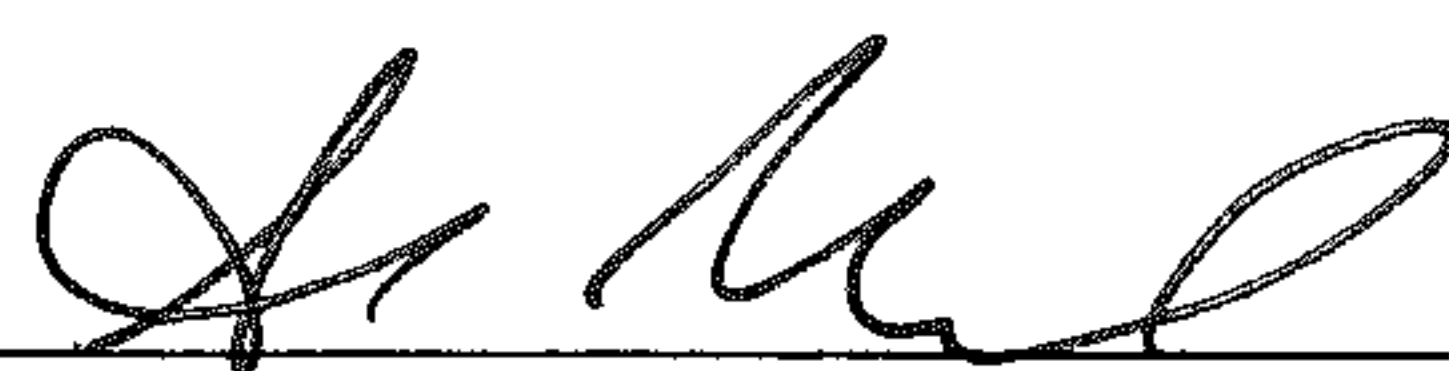
Lien has been paid and satisfied in full

You are hereby authorized to mark "Cancelled" on the above-identified Lien.


State of Louisiana
County of Orleans

On the following date, January 29, 2024, before me, undersigned Notary Public, personally appeared Jeremiah Gradine, Agent for Claimant, and executed this instrument in the agent's stated capacity, with proper authority from Claimant.

Signed:



Notary Public



Ferguson Enterprises, LLC, by Authorized Agent
Print Name: Jeremiah Gradine
Date: January 29, 2024

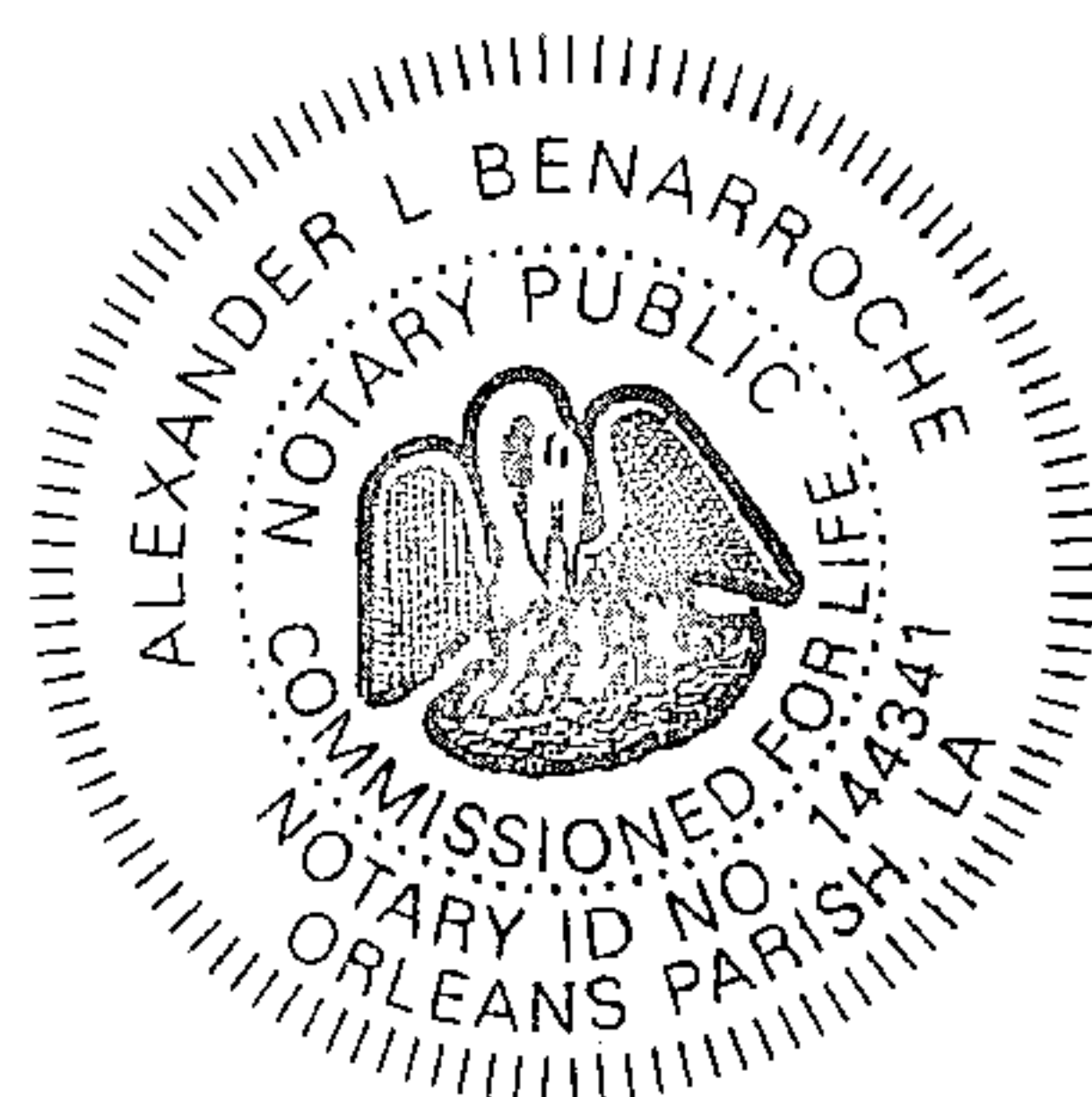


EXHIBIT A – DESCRIPTION OF PREMISES**Shelby Baptist Medical Center:**

Tax Parcel No.: As to Parcel 1: Parcel #13-7-36-2-001-020.000 and Parcel #13-7-36-2-001-031.000; As to Parcel 2: Parcel #13-7-35-1-001-026.000; Parcel #13-7-36-2-001-051.000; As to Parcel 3: Parcel #13-7-36-2-001-050.000; As to Parcel 4: Parcel #13-7-36-2-001-050.001; As to Parcel 5: Parcel #13-7-35-1-001-025.000; Parcel #13-7-36-2-001-049.001; Parcel #13-7-36-2-001-049.002; Parcel #13-7-36-2-001-049.003; Parcel #13-7-36-2-001-049.004; As to Parcel 6: Parcel #13-7-36-3-001-059.000; Parcel #13-7-36-3-001-058.000; As to Parcel 7: Parcel #13-7-36-2-001-052.002; Parcel #13-7-36-2-001-052.003; As to Parcel 8: Parcel #13-7-36-2-001-048.000; As to Parcel 9: Parcel #13-7-36-2-001-059.002.

Parcel 1:

Part of the Northwest 1/4 of the Northwest 1/4 of Section 36, Township 20 South, Range 3 West, Shelby County, Alabama, being more particularly described as follows:

Begin at the Southeast corner of the Northwest 1/4 of the Northwest 1/4 of Section 36, Township 20 South, Range 3 West, Shelby County, Alabama, and run West along the South line of same 902.21 feet to a point; thence an angle right of 104°20'24" and run in a Northeasterly direction along the Southeasterly right of way of 2nd Street Northeast 290.25 feet to the Northwest corner of Lot 15, Block 4 of the Amended Map of a portion of Cedar Grove Estates, as recorded in Map Book 4, Page 22, in the Probate Office of Shelby County, Alabama; thence an interior angle of 90°00'00" and run to the right in a Southeasterly direction along the Northeasterly line of said Lot 15 and the extension of same 250.01 feet to a point; thence an interior angle of 270°19'51" and run to the left in a Northeasterly direction and parallel to the Southeasterly line of Lots 8-15 of said subdivision a distance of 600.86 feet to the Southwesterly corner of Lot 4, Block 4 of said subdivision; thence an interior angle of 104°11'00" and run to the right in an Easterly direction along the Southerly line of Lots 4 and 1, Block 4 of said subdivision 199.91 feet to a point; thence an interior angle of 269°55'41" and run to the left in a Northerly direction along the Easterly line of Blocks 4 and 3 of said subdivision a distance of 519.67 feet to the Northeast corner of Lot 1, Block 3 of said subdivision, being on the Northerly line of said 1/4 – 1/4 Section; thence an interior angle of 90°06'18" and run to the right in an Easterly direction along said North line of said 1/4 – 1/4 Section 215.65 feet to the Northwest corner of Lot 1 of Hickory Hills Subdivision, as recorded in Map Book 5, Page 103, in the Probate Office of Shelby County, Alabama, also being the Northeast corner of said 1/4 – 1/4 Section; thence an interior angle of 91°00'19" and run to the right in a Southerly direction along the West line of said Hickory Hills Subdivision a distance of 1323.63 feet to the Southwesterly corner of Lot 13 of said Hickory Hills Subdivision, and the Point of Beginning; situated in Shelby County, Alabama.

Parcel 2:

A portion of the E 1/2 of SE 1/4 of NE 1/4 of Section 35, Township 20 South, Range 3 West, and a portion of the W 1/2 of SW 1/4 of NW 1/4 of Section 36, Township 20 South, Range 3 West, of Huntsville Principal Meridian, Shelby County, Alabama, being more particularly described as follows: Begin at the SE corner of the E 1/2 of SE 1/4 of NE 1/4 of said Section 35; thence in a Westerly direction along South boundary line of E 1/2 of NE 1/4 of Section 35, 197.24 feet to the point of intersection with the arc of a curve turning to the left, which is Easterly boundary of right of way of U.S. Highway No. 31, said arc having a radius of 38,287.20 feet, and being subtended by a central angle of 0°12'38", having a chord of 140.68 feet in length, said chord forming an angle of 96°04'19" to the right from last mentioned course, having a length of 197.24 feet; thence



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along said arc of said curve 140.68 feet to the point of intersection with a straight line tangent to said arc; thence continuing along said straight line which is Easterly boundary of said Highway right of way 659.32 feet; thence turning an angle of 84°00'30" to the right in an Easterly direction 94.68 feet to the point of intersection with East boundary line of said Section 35; thence continue East into Section 36, Township 20 South, Range 3 West, along said last mentioned course which is a straight line 659.49 feet to the point of intersection with the East boundary of W 1/2 of SW 1/4 of NW 1/4 Section 36, Township 20 South, Range 3 West; thence turning an angle of 88°40'30" to the right in Southerly direction along East boundary of said W 1/2 of SW 1/4 of NW 1/4 of said Section 36, 795.80 feet to the Southeast corner of W 1/2 of SW 1/4 of NW 1/4 of said Section 36; thence turning an angle of 91°19'30" to the right along South boundary of W 1/2 of SW 1/4 of NW 1/4 of said Section 36, 659.16 feet to the point of beginning; being situated in Shelby County, Alabama.

Together with those Beneficial Slope Easements and Drainage Easements described in that certain Slope Easement, Drainage, Construction and Rental Agreement dated September 9, 2001 and recorded as Instrument No. 2002-04833 in the Office of the Judge of Probate of Shelby County, Alabama.

Together with those certain beneficial easements set out in that certain Access, Ingress, Egress, Parking and Utilities Easement and Restrictions Agreement dated March 29, 2002 and recorded May 6, 2002, as Instrument No. 20020506000209250 in the Office of the Judge of Probate of Shelby County, Alabama.

Parcel 3:

Lot A, according to the Survey of Greater Shelby Office Plaza, as recorded in Map Book 7, Page 141, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Together with all beneficial rights and privileges attributable to such property as described in that certain Declaration of Easements dated July 12, 1994, as set out in Instrument No. 1994-26783, in the Probate Office of Shelby County, Alabama.

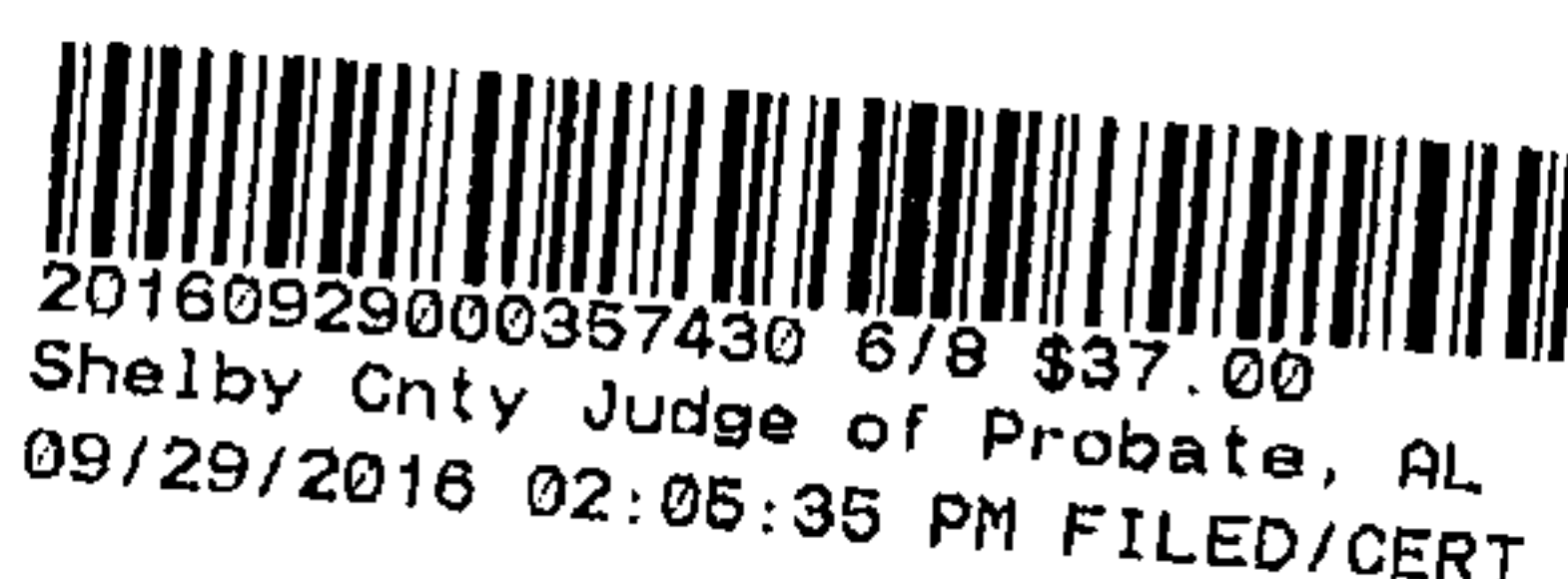
Together with those Beneficial Slope Easements and Drainage Easements described in that certain Slope Easement, Drainage, Construction and Rental Agreement dated September 9, 2001 and recorded as Instrument No. 2002-04833 in the Office of the Judge of Probate of Shelby County, Alabama.

Together with those certain beneficial easements set out in that certain Access, Ingress, Egress, Parking and Utilities Easement and Restrictions Agreement dated March 29, 2002 and recorded May 6, 2002, as Instrument No. 20020506000209250 in the Office of the Judge of Probate of Shelby County, Alabama.

Parcel 4:

Lot B, according to the Survey of Greater Shelby Office Plaza, as recorded in Map Book 7, Page 141, in the Probate Office of Shelby County, Alabama.

Together with all beneficial rights and privileges attributable to such property as described in that certain Declaration of Easements dated July 12, 1994, as set out in Instrument No. 1994-26783, in the Probate Office of Shelby County, Alabama.



Together with those certain beneficial easements set out in that certain Access, Ingress, Egress, Parking and Utilities Easement and Restrictions Agreement dated March 29, 2002 and recorded May 6, 2002, as Instrument No. 20020506000209250 in the Office of the Judge of Probate of Shelby County, Alabama.

Parcel 5:

A tract of land situated in the W 1/2 of the SW 1/4 of the NW 1/4 of Section 36, and the E 1/2 of the SE 1/4 of the NE 1/4 of Section 35, Township 20 South, Range 3 West, being more particularly described as follows:

Commence at the NW corner of the SW 1/4 of the NW 1/4 of Section 36, Township 20 South, Range 3 West, Shelby County, Alabama, and run in an Easterly direction along the North line of said 1/4 1/4 Section, a distance of 316.21 feet to a point; thence turn a deflection angle of 89°40' to the right and run in a Southerly direction a distance of 251.34 feet to the point of beginning; thence continue in a Southerly direction along the projection of the last described course a distance of 275.00 feet to a point; thence turn an interior angle of 88°40'30" and run to the right in a Westerly direction a distance of 410.83 feet to a point on the East right of way line of U.S. Highway No. 31; thence turn an interior angle of 84°02'30" and run to the right in a Northerly direction along the East right of way line of said U.S. Highway 31 a distance of 151.10 feet to the P.C. of a curve; thence continue in a Northerly direction along the East right of way line of said U.S. Highway No. 31 and along the arc of a curve to the right, having a central angle of 1°16'30" and a radius of 5,629.58 feet a distance of 125.37 feet to a point on the curve; thence turn an interior angle of 97°14'00" (angle measured from tangent) and run to the right in an Easterly direction a distance of 374.43 feet to the point of beginning; being situated in Shelby County, Alabama.

Together with all beneficial rights and privileges attributable to such property as described in that certain Declaration of Easements dated July 12, 1994, as set out in Instrument No. 1994-26783, in the Probate Office of Shelby County, Alabama.

Parcel 6:

Lot 1-A and Lot 2, according to the Resurvey of Lot 1, Shelby Medical Center Visitor Parking Deck and Lots 23 and 24, Block 4, Nickerson-Scott Survey, as recorded in Map Book 39, Page 78, in the Probate Office of Shelby County, Alabama.

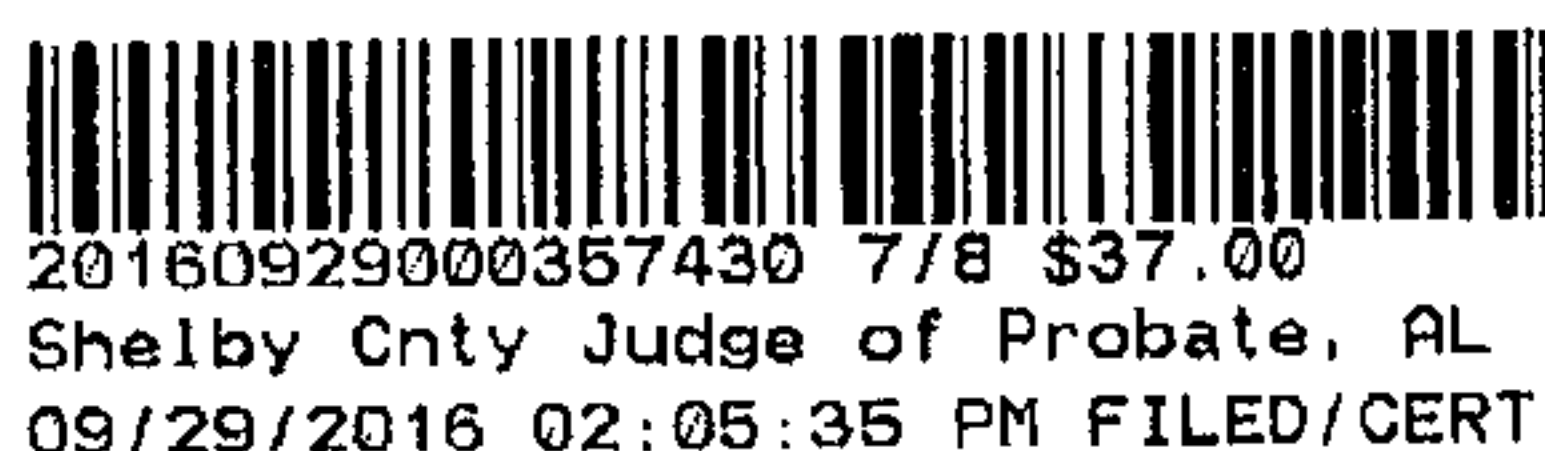
Parcel 7:

Lots 2 and 3, according to the Final Plat Shelby Ridge Nursing Home Survey, as recorded in Map Book 34, Page 60, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Parcel 8:

A parcel of land situated in the NW 1/4 of the NW 1/4 of Section 36, Township 20 South, Range 3 West and the NE 1/4 of the NE 1/4 of Section 35, Township 20 South, Range 3 West in Shelby County, Alabama and being more particularly described as follows:

Begin at the Southwest corner of the NW 1/4 of the NW 1/4 of Section 36, Township 20 South, Range 3 West, said point also being a crimped iron pipe; thence South 88°34'38" East along the



South boundary of said NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ a distance of 316.17 feet; thence South $88^{\circ}50'54''$ East a distance of 58.40 feet to the Westerly right of way line of Main Street of the First Addition to Cedar Grove Estates as recorded in Map Book 3, Page 141 in the Probate Office of Shelby County, Alabama; thence North $15^{\circ}36'24''$ East along said right of way a distance of 359.90 feet to the Southeast corner of Lot 13 of the aforementioned First Addition; thence North $74^{\circ}09'08''$ West along the Southwesterly boundary of said Lot 13 a distance of 94.88 feet; thence North $05^{\circ}45'15''$ West along the Westerly boundary of Lot 13 a distance of 149.57 feet; thence North $73^{\circ}55'40''$ West 243.14 feet to the Easterly right of way of U.S. Highway 31; thence South $15^{\circ}49'46''$ West 150.53 feet along said right of way to the beginning of a curve to the left concave to the Southeast having a radius of 5629.65 feet; thence left through a central angle of $04^{\circ}32'59''$ Southwesterly 447.03 feet along said curve to the intersection of said right of way and the South boundary of the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 35, Township 20 South, Range 3 West; thence South $88^{\circ}34'38''$ East along said South boundary 14.42 feet to the point of beginning; being situated in Shelby County, Alabama.

Parcel 9:

Lot 23, Block 4, according to the Nickerson-Scott Survey, which is recorded in Map Book 3, Page 34, in the Probate Office of Shelby County, Alabama, being a subdivision of a part of the E $\frac{1}{2}$ of the SE $\frac{1}{4}$ of Section 35 and part of the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 36, all in Township 20 South, Range 3 West, Shelby County, Alabama, LESS AND EXCEPT any portion of said lot that is now a part of Lot 1-A or Lot 2, according to the Resurvey of Lot 1, Shelby Medical Center Visitor Parking Deck and Lots 23 and 24, Block 4, Nickerson-Scott Survey, as recorded in Map Book 39, Page 78, in the Probate Office of Shelby County, Alabama.



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