

5

THIS INSTRUMENT PREPARED BY:

Kelly Thrasher Fox, Esq.
Hand Arendall Harrison Sale LLC
1801 Fifth Avenue North, Suite 400
Birmingham, AL 35203
205-502-0122

423-22500024/L6

STATE OF ALABAMA

COUNTY OF SHELBY

PARTIAL RELEASE FROM MORTGAGE

KNOW ALL MEN BY THESE PRESENTS, the undersigned, **D.R. Horton, Inc. – Birmingham**, an Alabama corporation (hereinafter referred to as the “Mortgagee”), for and in consideration of the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration, the receipt, adequacy and sufficiency of which are hereby acknowledged, does hereby RELEASE from the lien and operation of that certain Earnest Money Mortgage executed by TCG Chelsea Acres, LLC in favor of Mortgagee, dated July 31, 2020, and recorded August 3, 2020 in Instrument 20200803000325760 in the Office of the Judge of Probate of Shelby County, Alabama (“Mortgage”) the following described portion of the mortgaged premises situated in Shelby County, Alabama, to-wit:

LOTS 1 THROUGH 4, 6 THROUGH 25, 98 THROUGH 111, 313 THROUGH 321, AND 332 THROUGH 338, CHELSEA ACRES, SECTOR 1, A MAP OR PLAT OF WHICH IS RECORDED IN MAP BOOK 57 AT PAGE 15 IN THE OFFICE OF THE JUDGE OF PROBATE FOR SHELBY COUNTY, ALABAMA.

LOTS 26 THROUGH 97, CHELSEA ACRES, SECTOR 1 PHASE 1B, A MAP OR PLAT OF WHICH IS RECORDED IN MAP BOOK 58 AT PAGES 16, 16A AND 16B, IN THE OFFICE OF THE JUDGE OF PROBATE FOR SHELBY COUNTY, ALABAMA.

It is understood and agreed, however, that this Mortgage and the lien and the security thereof still remain in full force and effect on all property therein described on the Mortgage, except the property herein above specifically released from said Mortgage and that the indebtedness secured by the Mortgage, the note evidencing said indebtedness and the Mortgage otherwise remain in full force and effect in accordance with the terms and conditions of said note and the Mortgage.

Signature appears on the following page

IN WITNESS WHEREOF, Mortgagee has executed this instrument as of the 30th day of August, 2024.

D.R. Horton, Inc. – Birmingham,
an Alabama corporation

By: 

Print Name: Scott Whitehurst

As Its: Region President

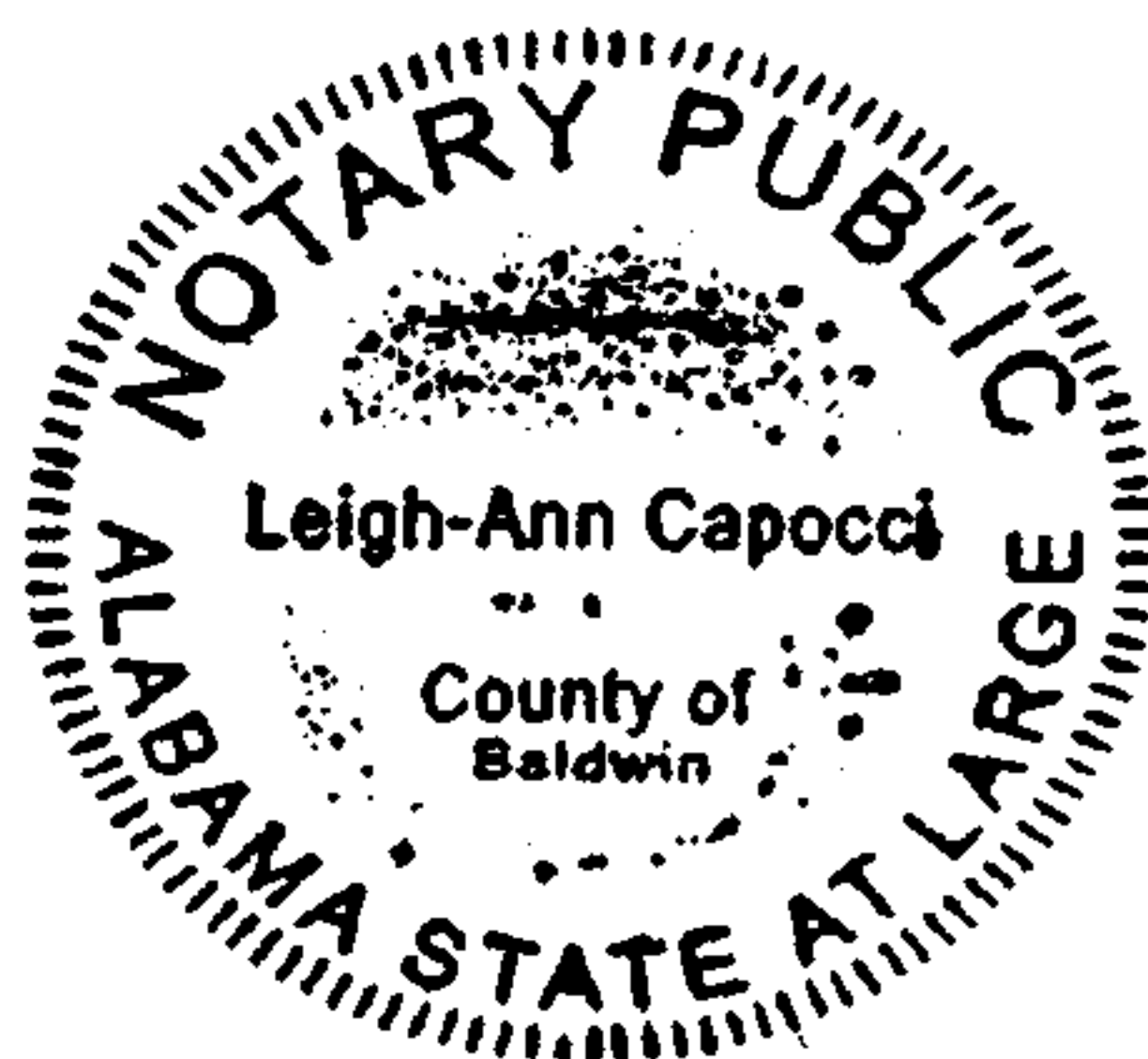
Date: 8/30/24

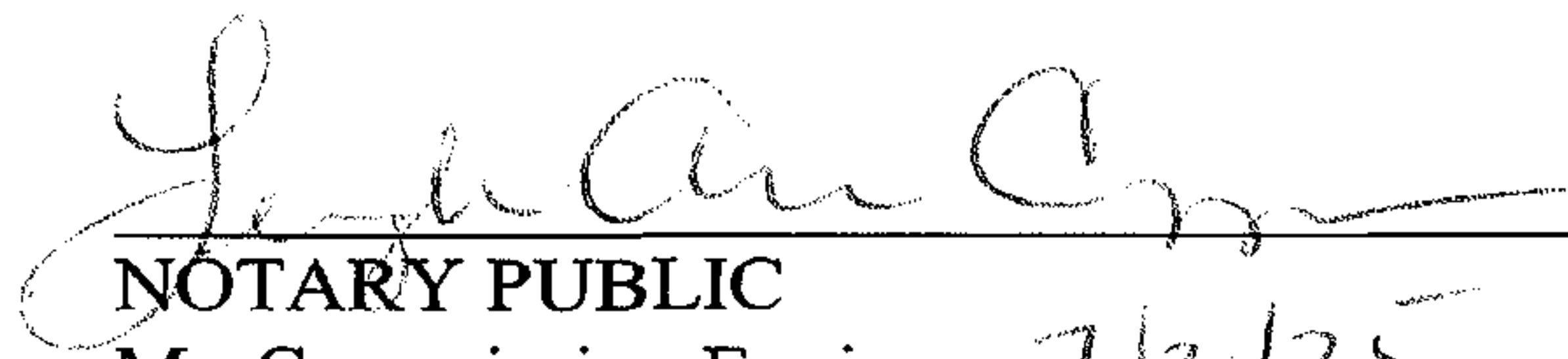
STATE OF Alabama
COUNTY OF Baldwin

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Scott Whitehurst, whose name as Region President of D.R. Horton, Inc. - Birmingham, an Alabama corporation, is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, she/he, as such officer, executed the same voluntarily and with full authority for and as the act of said corporation.

Given under my hand and official seal this 30th day of August, 2024.

{SEAL}




NOTARY PUBLIC
My Commission Expires: 7/21/25



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
09/06/2024 09:32:08 AM
\$25.00 JOANN
20240906000277690

Allen S. Bayl