



Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
09/19/2024 01:20:23 PM  
\$23.00 JOANN  
20240919000292700

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PARTREL 1/1

*Allen S. Bayl*

STATE OF ALABAMA  
COUNTY OF SHELBY

**PARTIAL RELEASE OF MORTGAGE  
And MODIFICATION AGREEMENT**

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 **\$2,000,000.00** and filed for recording in the Office of the Judge of Probate of SHELBY COUNTY, Alabama on June 9, 2016 in Inst.# 20160609000199750 and Mortgage Modification Agreement recorded on July 18, 2022 in Inst# 20220718000281610.

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 2102 according to the Survey of Highland Lakes 21<sup>st</sup> sector Phase 1 & 11, an Eddleman Community, as recorded in Map Book 30, Pages 6 A & B, in the Probate Office of Shelby County, Alabama.

IN WITNESS WHEREOF, the undersigned have caused these presents to be executed on this the 12th day of September 2024

**SOUTHPOINT BANK**

*[Signature]*  
BY: John C Sivley  
ITS: Vice President

STATE OF ALABAMA  
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County and State do hereby certify that John C Sivley, whose name as Vice President 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 12th day of September 2024.

*[Signature]*  
NOTARY PUBLIC

COMMISSION EXPRIES: 9-20-2025

THIS INSTRUMENT WAS PREPARED BY:

SOUTHPOINT BANK  
CAROLYN WATSON  
3501 Grandview Parkway  
BIRMINGHAM, AL 35243 5700052015

