

RETURN TO & PREPARED BY:

C. Riggsby  
Orion Financial Group, Inc.  
2860 Exchange Blvd. # 100  
Southlake TX 76092

### **CORPORATE CANCELLATION AND RELEASE**

The undersigned, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR BANK OF AMERICA, N.A. ITS SUCCESSORS AND ASSIGNS, whose address is P.O. Box 2026, Flint MI 48501-2026, hereby acknowledges that the below referenced mortgage has been paid in full and, in consideration thereof, does hereby cancel and discharge said mortgage.

Mortgagor: **SUSAN STEVENS AND DAVID STEVENS WIFE AND HUSBAND**

Original Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., (MERS) AS NOMINEE FOR BANK OF AMERICA, N.A. ITS SUCCESSORS AND ASSIGNS

Date of Mortgage: 9/29/2009

Note Amount: \$191,809.00

Date Recorded: October 6, 2009

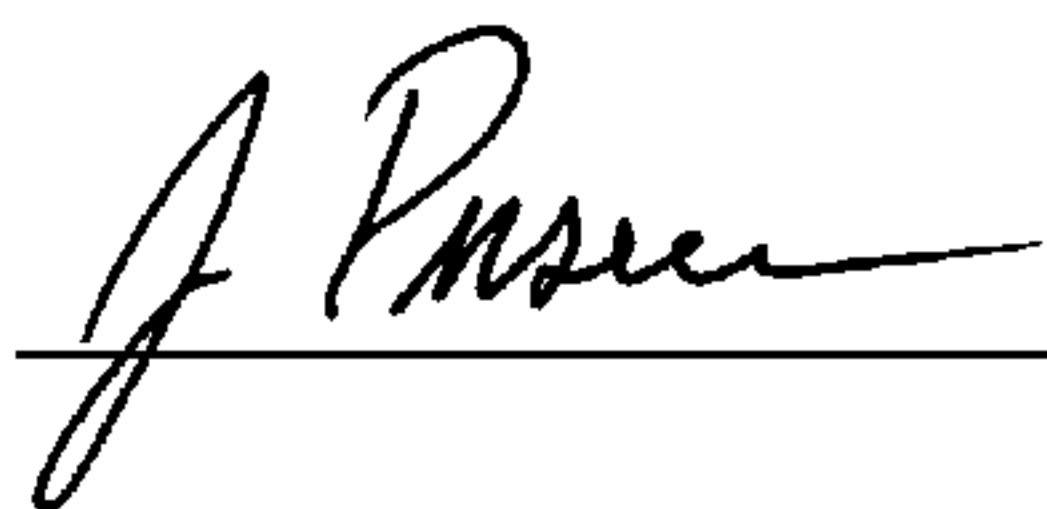
Book/Page/Instrument Number: Instrument # 20091006000379080

Property Address: 908 FRONTIER DR, PELHAM, AL 35124-1563

IN WITNESS WHEREOF, the said MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR BANK OF AMERICA, N.A. ITS SUCCESSORS AND ASSIGNS, by the officer duly authorized, has executed the foregoing instrument on 09/23/2024.

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR BANK OF AMERICA, N.A. ITS SUCCESSORS AND ASSIGNS

By:



Journie Dawn Pinson, Assistant Secretary

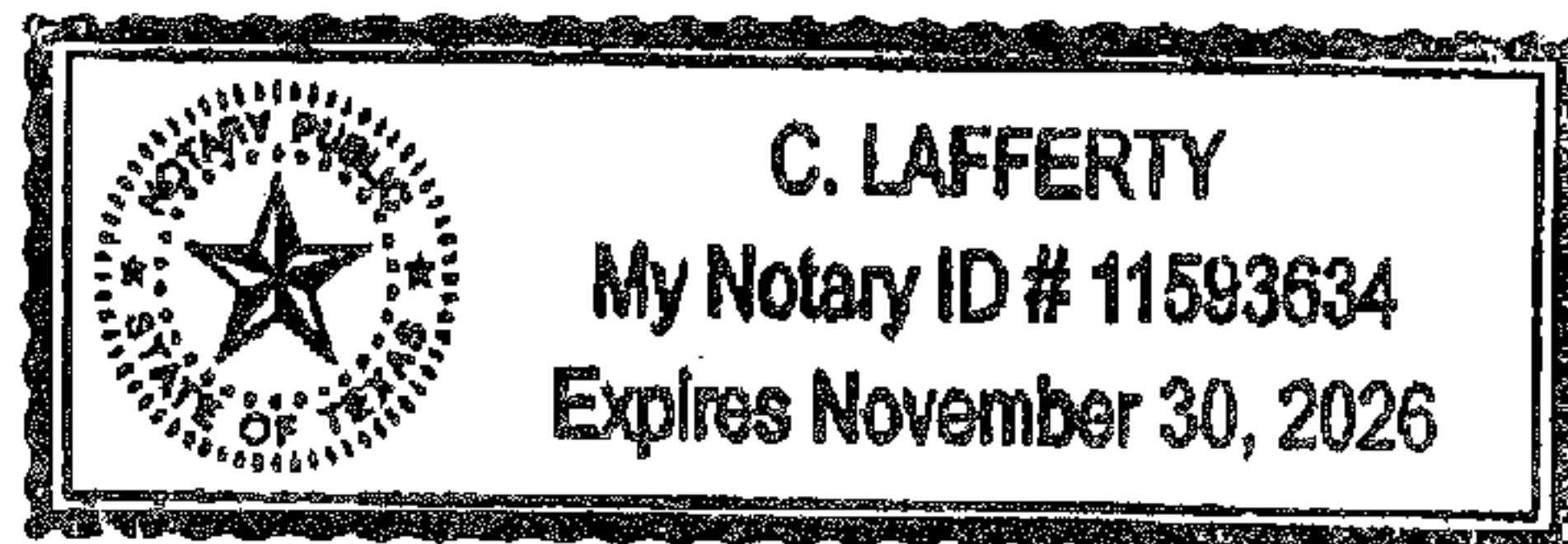


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State of TX County of Tarrant

I, C. Lafferty, a Notary Public, in and for said County and State, do hereby certify that Journie Dawn Pinson, Assistant Secretary, for MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR BANK OF AMERICA, N.A. ITS SUCCESSORS AND ASSIGNS is signed to the foregoing release and cancellation, 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 corporation, on the day the same bears date. Given under my hand and seal September 23, 2024.



*C. Lafferty*

Notary Public, C. Lafferty  
My commission expires: November 30, 2026



**Filed and Recorded**  
**Official Public Records**  
**Judge of Probate, Shelby County Alabama, County**  
**Clerk**  
**Shelby County, AL**  
**09/24/2024 08:39:37 AM**  
**\$25.00 JOANN**  
**20240924000296270**

*Allie S. Bayl*

\*24061903\*

4000678733 MIN 100025500002353520 MERS Phone 888-679-6377  
AL Shelby CARRINGTON/RELEASE