

E-4493
Recording Requested By:
REGIONS BANK

When Recorded Return To:

CHELSEE TATE
REGIONS BANK
P O BOX 18001
5214 LINCOLN RD EXT
HATTIESBURG, MS 39404-8001



PARTIAL DISCHARGE OF MORTGAGE

REGIONS BANK#: 0000012064590 "GATES" Shelby, Alabama

WHEREAS TOMMY E GATES HUSBAND AND JOYCE E GATES AKA JOYCE ELAINE GATES WIFE ("Mortgagor") by Mortgage dated 11-18-2021 and recorded at the office of Probate Judge, Shelby, Alabama on 12-07-2021 as Instrument No.: 20211207000582430, Book/Reel/Liber: N/A, Page/Folio: N/A ("the Mortgage") mortgaged to REGIONS BANK ("Mortgagee") certain lands and premises further described in the Mortgage ("Mortgaged Premises") to secure payment of \$70,000.00 with interest and costs, etc., as therein set forth;


AND WHEREAS, Mortgagee wishes to discharge a portion of the Mortgaged Premises of and from the lien of the Mortgage;

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS that Mortgagee, for good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, hereby releases from the lien of the Mortgage that portion of the Mortgaged Premises which is described and identified herein and by this reference made a part hereof;

Legal: See Exhibit "A" Attached Hereto And By This Reference Made A Part Hereof

IN WITNESS WHEREOF, Mortgagee has caused this instrument to be executed, delivered and sealed by its duly authorized representative as of this date March 18th, 2025.

REGIONS BANK
On March 18th, 2025

By: 
JULIE STRAHAN, ASSISTANT VICE PRESIDENT



STATE OF Mississippi
COUNTY OF Lamar

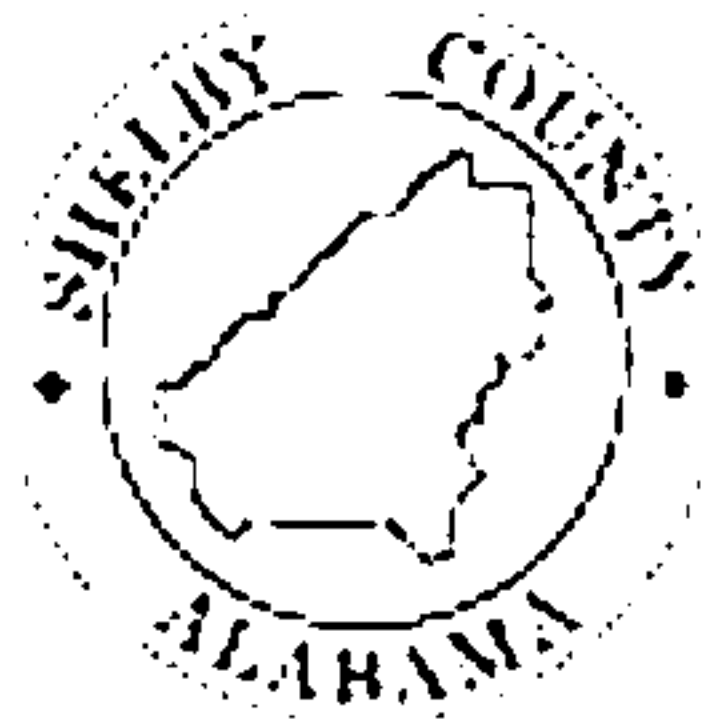
On March 18th, 2025, before me, CHELSEE TATE, a Notary Public in and for Lamar in the State of Mississippi, personally appeared JULIE STRAHAN, ASSISTANT VICE PRESIDENT of REGIONS BANK, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity, and that by his/her/their signature on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal,


CHELSEE TATE
Notary Expires: 8/6/2027 #368864



Prepared By: CHELSEE TATE, REGIONS BANK P O BOX 18001 HATTIESBURG, MS, 39404-8001 (800) 986-2462



Filed and Recorded
 Official Public Records
 Judge of Probate, Shelby County Alabama, County
 Clerk
 Shelby County, AL
 03/27/2025 01:48:02 PM
 \$26.00 JOANN
 20250327000092390

Allen S. Bayal

PARTIAL DISCHARGE OF MORTGAGE Page 2 of 2

Exhibit A:

A PORTION OF THAT TRACT OR PARCEL OF LAND LYING AND SITUATE IN SECTION 8, TOWNSHIP 24 NORTH, RANGE 12 EAST, TOWN OF WILTON, SHELBY COUNTY, ALABAMA, OWNED NOW OR FORMERLY BY TOMMY E. GATES AND JOYCE ELAINE GATES, PER INSTRUMENT NUMBER 20030214000094300, AND IDENTIFIED AS PARCEL NUMBER 36 3 08 4 002 009.000 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A 1-1/2 INCH AXLE FOUND, HAVING ALABAMA WEST ZONE, NAD83(2011) STATE PLANE COORDINATES NORTHING 1119258.57 FEET, EASTING 2155233.06 FEET, BEING THE SOUTHWEST CORNER OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 8, TOWNSHIP 24 NORTH, RANGE 12 EAST, THENCE ALONG THE SOUTH LINE OF SAID QUARTER-QUARTER SECTION, NORTH 89 DEGREES, 42 MINUTES, 55 SECONDS EAST A TOTAL DISTANCE OF 1336.83 FEET TO AN 1-1/2 INCH OPEN TOP PIPE, BEING THE SOUTHWEST PROPERTY CORNER OF THAT PARCEL OF LAND OWNED NOW OR FORMERLY BY MYRA K. LUCAS, PER INSTRUMENT NUMBER 20020830000415170 AND BEING COMMON WITH THE NORTHWEST PROPERTY CORNER OF THAT PARCEL LAND OWNED NOW OR FORMERLY BY MELFORD OLIVER CLEVELAND, C/O TRUSTEE OF MELFORD OLIVER CLEVELAND, PER INSTRUMENT NUMBER 20220614000238860 AND LYING ALONG THE WESTERLY PROPERTY LINE OF NORFOLK SOUTHERN RAILWAY COMPANY, BEING 50-FEET RIGHT (PERPENDICULAR) OF STATION 7404+49.07 AS PER THAT RIGHT-OF-WAY AND TRACK MAP, VALUATION SECTION V-85, SHEET 1, HAVING ALABAMA WEST ZONE, NAD83(2011) STATE PLANE COORDINATES NORTHING 1119265.21 FEET, EASTING 2156569.87 FEET; THENCE ALONG SAID WESTERLY PROPERTY LINE OF NORFOLK SOUTHERN RAILWAY COMPANY, NORTH 36 DEGREES, 16 MINUTES, 02 SECONDS EAST A DISTANCE OF 356.94 FEET TO A FOUND RAILROAD SPIKE IN PAVEMENT, BEING THE SOUTHEASTERLY PROPERTY CORNER OF SAID PARCEL OF LAND OWNED NOW OR FORMERLY BY TOMMY E. GATES AND JOYCE ELAINE GATES, COMMON WITH THE NORTHEASTERLY PROPERTY CORNER OF THAT PARCEL OF LAND OWNED NOW OR FORMERLY BY DANNY FRANK GRIFFIN, PER INSTRUMENT NUMBER 20080530000219170, AND BEING SO-FEET RIGHT (PERPENDICULAR) OF STATION 7400+92.12 AS PER SAID RIGHT-OF-WAY AND TRACK MAP, VALUATION SECTION V-85, SHEET 1, HAVING ALABAMA WEST ZONE, NAD83 (2011) STATE PLANE COORDINATES NORTHING 1119553.00 FEET, EASTING 2156781.02 FEET, AND BEING THE POINT OF BEGINNING; THENCE FROM SAID POINT OF BEGINNING, LEAVING SAID WESTERLY PROPERTY LINE OF NORFOLK SOUTHERN RAILWAY COMPANY, ALONG THE SOUTHERN PROPERTY LINE OF SAID PARCEL OF LAND OWNED NOW OR FORMERLY BY TOMMY E. GATES AND JOYCE ELAINE GATES, COMMON WITH THE NORTHERN PROPERTY LINE OF SAID PARCEL OF LAND OWNED NOW OR FORMERLY BY DANNY FRANK GRIFFIN, NORTH 64 DEGREES, 16 MINUTES, 13 SECONDS WEST A DISTANCE OF 35.60 FEET TO A 5/8-INCH REBAR AND CAP SET; THENCE LEAVING SAID SOUTHERN PROPERTY LINE OF THAT PARCEL OF LAND OWNED NOW OR FORMERLY BY TOMMY E. GATES AND JOYCE ELAINE GATES, COMMON WITH SAID NORTHERN PROPERTY LINE OF THAT PARCEL OF LAND OWNED NOW OR FORMERLY BY DANNY FRANK GRIFFIN, ALONG A NEW LINE, PARALLEL WITH SAID WESTERLY PROPERTY LINE OF NORFOLK SOUTHERN RAILWAY COMPANY, NORTH 36 DEGREES, 6 MINUTES, 02 SECONDS EAST A DISTANCE 118.00 FEET TO A 5/8-INCH REBAR AND CAP SET; THENCE ALONG A NEW LINE, PERPENDICULAR TO THE LAST CALL, SOUTH 53 DEGREES, 43 MINUTES, 58 SECONDS EAST A DISTANCE OF 20.00 FEET TO A 5/8-INCH REBAR AND CAP SET; THENCE ALONG A NEW LINE, PERPENDICULAR TO THE LAST CALL, PARALLEL WITH THE SAID WESTERLY PROPERTY LINE OF NORFOLK SOUTHERN RAILWAY COMPANY, NORTH 36 DEGREES, 16 MINUTES, 02 SECONDS EAST A DISTANCE OF 332.92 FEET TO A 5/8-INCH REBAR AND CAP SET, LYING ALONG THE NORTHERN PROPERTY LINE OF SAID PARCEL OF LAND OWNED NOW OR FORMERLY BY TOMMY E. GATES AND JOYCE ELAINE GATES, COMMON WITH THE SOUTHERN PROPERTY LINE OF THAT PARCEL OF LAND OWNED NOW OR FORMERLY BY REX MCKINNEY, PER INSTRUMENT NUMBER 200104120QQ138871; THENCE WITH SAID NORTHERN PROPERTY LINE OF THAT PARCEL OF LAND OWNED NOW OR FORMERLY BY TOMMY E. GATES AND JOYCE ELAINE GATES, COMMON WITH SAID SOUTHERN PROPERTY LINE OF THAT PARCEL OF LAND OWNED NOW OR FORMERLY BY REX MCKINNEY, SOUTH 50 DEGREES, 54 MINUTES, 58 SECONDS EAST A DISTANCE OF 15.02 FEET TO A 5/8-INCH REBAR AND CAP SET, LYING ALONG SAID WESTERLY PROPERTY LINE OF NORFOLK SOUTHERN RAILWAY COMPANY BEING 50-FEET RIGHT (PERPENDICULAR) OF STATION 7396+48.45 AS PER SAID RIGHT-OF-WAY AND TRACK MAP, VALUATION SECTION V-85, SHEET 1, HAVING ALABAMA WEST ZONE, NAD83(2011) STATE PLANE COORDINATES NORTHING 1119910.72 FEET, EASTING 2157043.47 FEET; THENCE ALONG SAID WESTERLY PROPERTY LINE OF NORFOLK SOUTHERN RAILWAY COMPANY, SOUTH 36 DEGREES, 16 MINUTES, 02 SECONDS WEST A DISTANCE OF 443.67 FEET TO THE POINT OF BEGINNING;

CONTAINING 9,005 SQUARE FEET (0.21 ACRES) MORE OR LESS, BEING A PORTION OF THE PROPERTY OWNED NOW OR FORMERLY BY TOMMY E. GATES AND JOYCE ELAINE GATES, LYING IN SECTION 8, TOWNSHIP 24 NORTH, RANGE 12 EAST, SHELBY COUNTY, ALABAMA, AND BEING SHOWN ON THAT CERTAIN MAP ENTITLED "BOUNDARY SURVEY FOR NORFOLK SOUTHERN RAILWAY COMPANY, PROPERTY OF TOMMY E. GATES & JOYCE ELAINE GATES", DATED JULY 25, 2023 BY GPI GEOSPATIAL, INC., ALSO IDENTIFIED AS NORFOLK SOUTHERN RAILWAY COMPANY PROJECT ID: RA-2022-7.