

When Recorded Return To:
Truist Bank
C/O Nationwide Title Clearing,
LLC 2100 Alt. 19 North
Palm Harbor, FL 34683

This Document Prepared By:
Jennifer Zak/NTC, 2100 Alt. 19
North, Palm Harbor, FL 34683
(800)346-9152

Loan Number 3001229958

CORPORATE CANCELLATION AND RELEASE

STATE OF ALABAMA
COUNTY OF SHELBY

The debt secured by Mortgage recorded in Real Property Mortgage **Instrument # 20170928000353810** of the records in the offices of the Judge of Probate of **SHELBY** County, **Alabama**, from: **JOSEPH ANDREW FELTS AND MARY MALINDA FELTS, HUSBAND AND WIFE** having been paid in full, said lien is hereby fully released, satisfied, discharged and canceled.

IN WITNESS WHEREOF, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR SOUTHFIRST BANK, ITS SUCCESSORS AND ASSIGNS has caused its name to be signed **this 20th day of May in the year 2025.**
MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR SOUTHFIRST BANK, ITS SUCCESSORS AND ASSIGNS



LAUREN ASTLE
VICE PRESIDENT

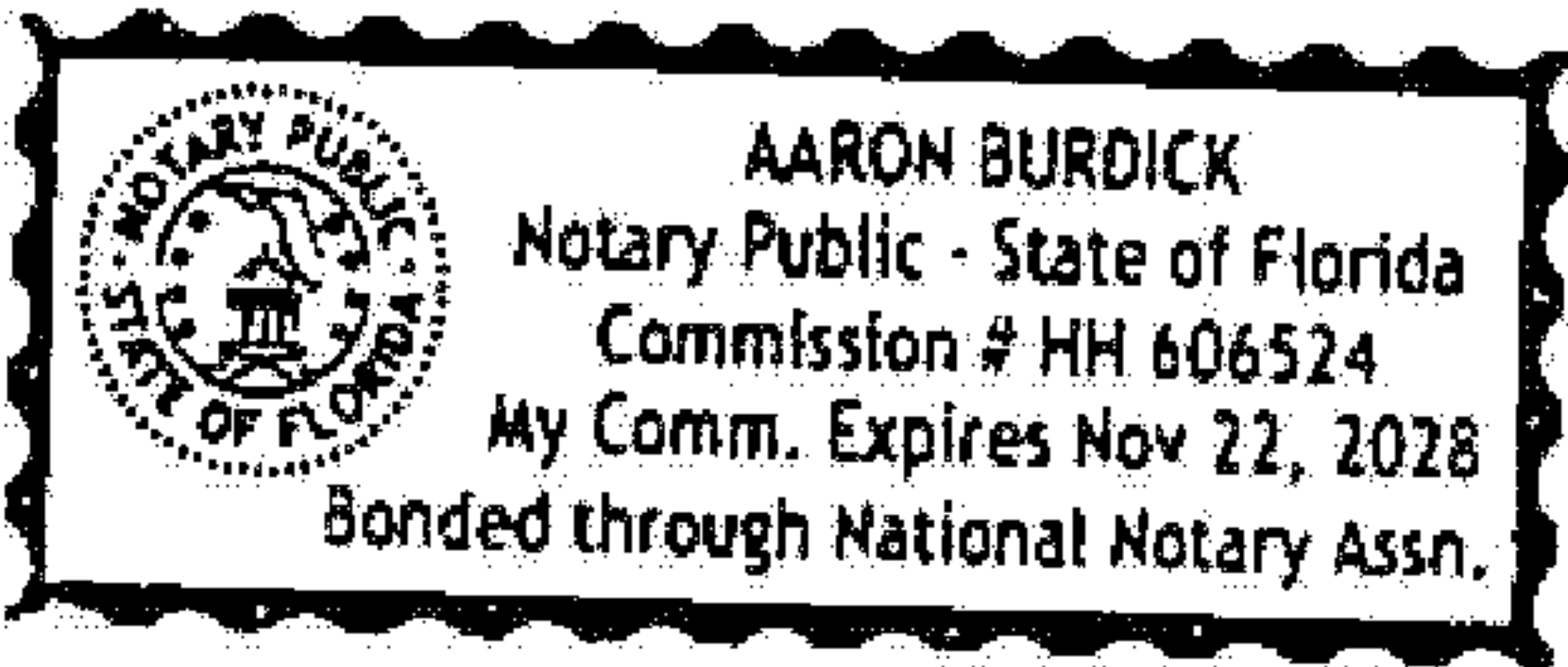
All persons whose signatures appear above have qualified authority to sign and have reviewed this document and supporting documentation prior to signing.

STATE OF FLORIDA
COUNTY OF PINELLAS

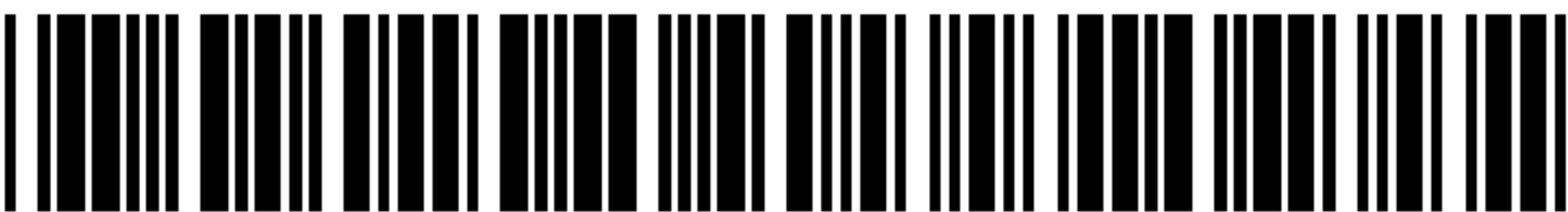
The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization on this 20th day of May in the year 2025, by Lauren Astle as VICE PRESIDENT of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR SOUTHFIRST BANK, ITS SUCCESSORS AND ASSIGNS, who, as such VICE PRESIDENT being authorized to do so, executed the foregoing instrument for the purposes therein contained. He/she/they is (are) personally known to me.



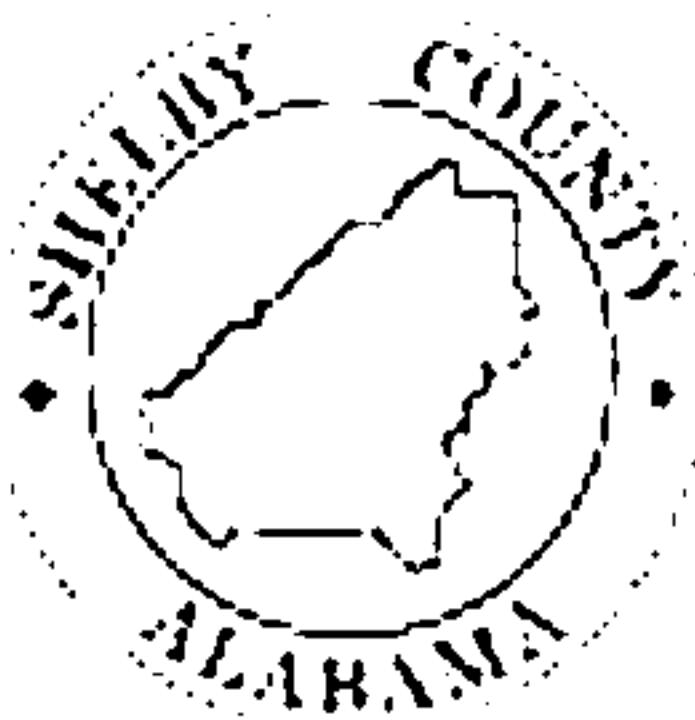
AARON BURDICK
COMM EXPIRES: 11/22/2028



SMRCN 445351721 MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. (MERS) IMAGES
MIN 100235181000036007 MERS PHONE 1-888-679-6377 MERS Mailing Address: P.O. Box 2026, Flint, MI 48501-2026 DOCR T202505-04:18:09 [C-1] ERCNAL1



D0113607225



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
05/27/2025 08:21:03 AM
\$22.00 BRITTANI
20250527000159430

