

THIS INSTRUMENT WAS PREPARED BY:
FIRST BANK OF ALABAMA
120 NORTH STREET EAST
TALLADEGA, AL 35160

STATE OF ALABAMA
SHELBY COUNTY

PARTIAL RELEASE OF MORTGAGE AND ASSIGNMENT OF RENTS

KNOW ALL MEN BY THESE PRESENTS, that whereas the undersigned FIRST BANK OF ALABAMA, a state nonmember bank (formerly known as FIRST NATIONAL BANK OF TALLADEGA) hereinafter referred to as mortgagee, is the owner and holder of record of that certain Mortgage and Assignment of Rents executed by HBH Holding, LLC, an Alabama Limited Liability Company, referred to as mortgagors to mortgagee and recorded in

Mortgage Instrument 20250509000141350 recorded on 05/09/2025 in the Shelby County Judge of Probate of Shelby County, AL

Assignment of Rents Deed Instrument 20250509000141360 recorded on 05/09/2025 in the Shelby County Judge of Probate of Shelby County, AL

the following described real property and other real property is described and conveyed; and

WHEREAS, for the consideration herein set out, the said mortgagee has agreed to release from the lien of said Mortgage the hereinafter described real property.

NOW THEREFORE, in consideration of the premises and the sum of TEN DOLLARS AND NO/100 (\$10.00) and other good and valuable consideration paid to the said mortgagee upon the execution and delivery of this instrument, the receipt of which sum is hereby acknowledged, the said mortgagee does hereby release, remise, convey and quitclaim unto the said mortgagors their heirs and assigns from the lien, operation and effect of said Mortgage the following described real property, to-wit:

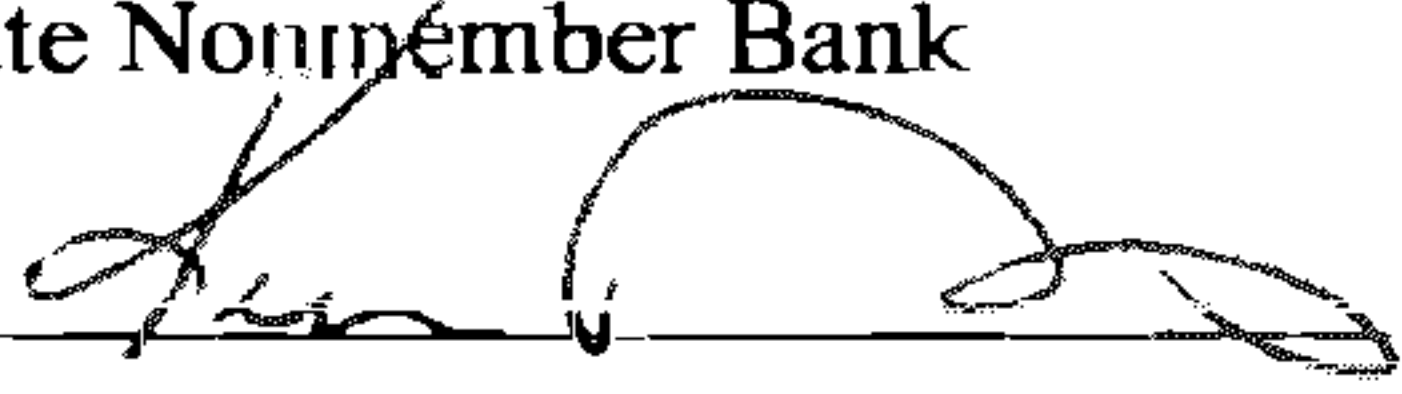
(318 Valley View Road, Pelham,AL35124):

A parcel of land located in the Northwest 1/4 of Northeast 1/4 of Section 28, Township 19 South, Range 2 West, Shelby County, Alabama, more particularly described as follows:
Begin at the Southwest corner of Lot 10 of Brookstone Subdivision, as recorded in Map Book 4, Page 53, in the Office of the Judge of Probate of Shelby County,Alabama, said point also being the Northeast corner of Lot 7 of said Subdivision, said point also being on the north line of said Section 28; thence in an Easterly direction, along the South lines of Lots 10, 12 and 14 of said Brookstone Subdivision and along part of the South line of Lot 20 of Section Two of Brookstone Subdivision, as recorded in Map Book 5, Page 14 in the Office of the Judge of Probate in Shelby County, Alabama, said line also being the North line of said Section 28, a distance of 840.73 feet to a point on the Southeast right-of-way of an Alabama Power Company Transmission Line right-of-way; thence 143 degrees 37 minutes 28 seconds right, in a Southwesterly direction along said right-of-way line, a distance of 247.22 feet; thence 67 degrees 26 minutes 03 seconds left, in a Southeasterly direction, a distance of 59.97 feet; thence 67 degrees 20 minutes 1 0 seconds right, in a Southwesterly direction, a distance of 614.09 feet; thence 67 degrees 21 minutes 35 seconds left, in a Southeasterly direction, a distance of 102.64 feet to a point on the Northeast right-of-way line of Valley View Road, said point also being the beginning of a cuNe to the left, said cure having a radius of 160.6 feet and a central angle of 28 degrees 54 minutes; thence 180 degrees right, to a tangent of said cuNe; thence along arc of said cuNe, in a Northwesterly direction along said right-of-way line a distance of 81.01 feet to end of said cuNe, said point also being the Southeast corner of Lot 6 of said Brookstone Subdivision; thence 28 degrees 54 minutes right, measured from tangent of said cuNe, in a Northwesterly direction along the most Easterly lines of said Lot 6 and Lot 7 of said Brookstone Subdivision, a distance of 617.68 feet to the Point of Beginning, being situated in Shelby County, Alabama.

It is expressly understood that by the execution of this release, that the same shall in no way affect the balance of the security as set out and described in said Mortgage.

TO HAVE AND TO HOLD said tract or parcel of real property unto the said mortgagors their heirs and assigns forever.

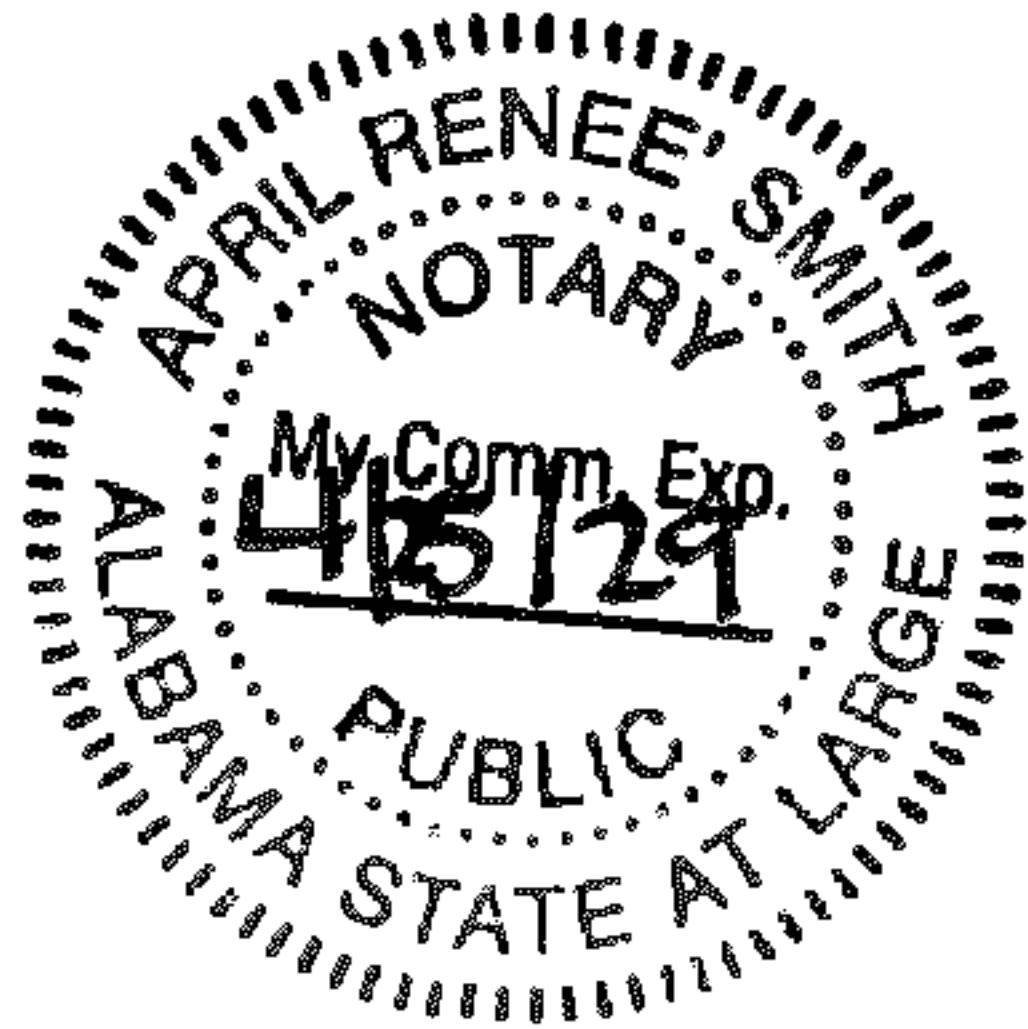
IN WITNESS WHEREOF, the said mortgage by its VP, Kim Davis,
who is authorized to execute this conveyance, hereto set its signature and seal, this the 26th day of September 2025.

First Bank of Alabama,
a State Nonmember Bank
BY: 
ITS: VP

STATE OF ALABAMA
TALLADEGA COUNTY

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Kim Davis, whose name as VP of FIRST BANK OF ALABAMA, 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, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and seal this the 26th day of September 2025.



April Renee Smith
NOTARY PUBLIC



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
09/26/2025 11:18:52 AM
\$25.00 JOANN
20250926000295720

Allie S. Bayl