

AFTER RECORDING, RETURN TO:
UNITED COMMUNITY BANK
PO BOX 249
BLAIRSVILLE, GA 30514

20260205000033840
02/05/2026 11:48:45 AM
REL 1/1

SATISFACTION AND CANCELLATION OF MORTGAGE

KNOW ALL MEN BY THESE PRESENTS, that **United Community Bank As Successor By Merger To Progress Bank & Trust**, hereinafter referred to as the Mortgagee, DOES HEREBY CERTIFY, that a certain Mortgage made and executed by Original Mortgagor: **JAMES M DEWAR, A SINGLE MAN** to secure payment originally to Original Mortgagee: **United Community Bank As Successor By Merger To Progress Bank & Trust**, in the County of **SHELBY** County, State of Alabama, Dated: **12/11/2020** in Instrument: **20201211000569940**, is now Paid and Satisfied, and is therefore discharged.

In all references in this instrument to any party, the use of a particular gender or number is intended to include the appropriate gender or number as the case may be.

IN WITNESS WHEREOF, the said Mortgagee has set his hand and has caused these presents to be signed by its duly authorized officer(s).

Date: **02/05/2026**

9001871800 EM

United Community Bank

By: *Justin R Grizzle*
Name: Justin R Grizzle
Title: Vice President

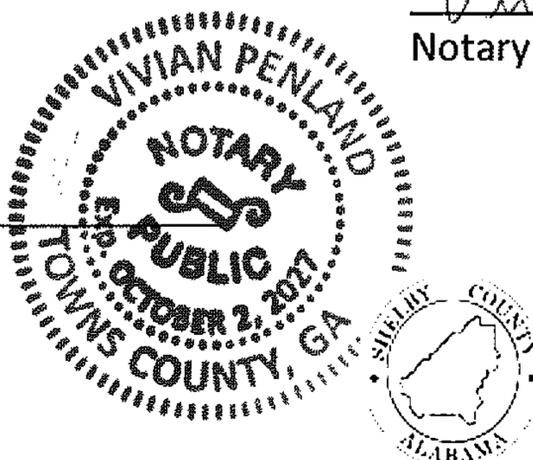
State of Georgia
County of TOWNS

I, the undersigned authority, a Notary Public in and for said County, in said State, do hereby certify that **Justin R Grizzle** whose name as **Vice President of United Community Bank**, is signed to the foregoing mortgage release, and who is known to me, acknowledged before me on this day, that being informed of the contents of the mortgage release, he/she as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal, this **5th** day of **February 2026**.

Vivian Penland
Notary Public

My Commission Expires: _____



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
02/05/2026 11:48:45 AM
\$22.00 BRITTANI
20260205000033840

Brittani S. Beyl