

Recording Requested By:  
M&T Bank

When Recorded Return To:

Lien Release Dept  
M&T Bank  
7th Floor - Lien Release Dept.  
PO BOX 5178  
Buffalo, NY 14240

**RELEASE OF MORTGAGE**

M&T Bank#: 4002617035 "HERNANDEZ-JUAREZ" Q72/937 0235092540 1660516964 1660516964 Shelby, Alabama

**MIN #:100392411213333134 SIS #: 1-888-679-6377**

KNOW ALL MEN BY THESE PRESENTS, that MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS MORTGAGEE, ITS SUCCESSORS AND ASSIGNS, hereinafter referred to as the Mortgagee, DOES HEREBY CERTIFY, that a certain Mortgage made and executed by IVAN HERNANDEZ-JUAREZ AND LOUISE LIN, HUSBAND AND WIFE to secure payment of the principal sum of \$406,618.00 plus interest, originally to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS MORTGAGEE, AS NOMINEE FOR FAIRWAY INDEPENDENT MORTGAGE CORPORATION, ITS SUCCESSORS AND ASSIGNS, in the County of Shelby, and the State of Alabama, Dated: 04-24-2024 Recorded: 04-25-2024 as Instrument No. 20240425000121280, Book/Reel/Liber N/A, Page/Folio N/A, 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).

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS MORTGAGEE, ITS SUCCESSORS AND ASSIGNS  
On February 9th, 2026

By: *Gloria J. Dishman*  
Gloria J. Dishman, Assistant Vice President



STATE OF New York  
COUNTY OF Erie

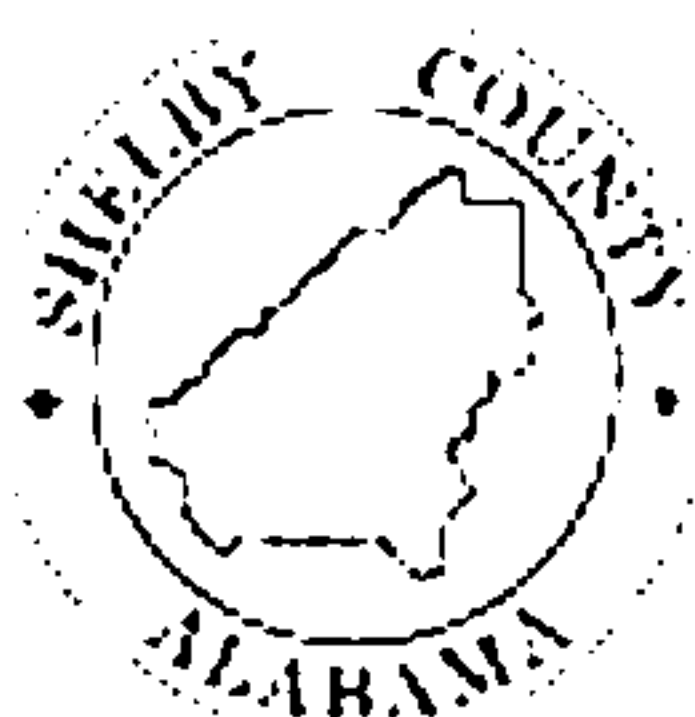
On the 9th day of February in the year 2026 before me, the undersigned, personally appeared Gloria J. Dishman, Assistant Vice President of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS MORTGAGEE, ITS SUCCESSORS AND ASSIGNS, personally known to me or proved to me on the basis of satisfactory evidence to be the individual(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 capacity(ies), and that by his/her/their signature(s) on the instrument, the individual(s), or the person upon behalf of which the individual(s) acted, executed the instrument.

WITNESS my hand and official seal,

*Regina D. Brundage*  
Regina D. Brundage  
Notary Public State of New York  
Notary Expires: 4/15/2029 #01BR6279617  
Qualified in Erie County

**REGINA D BRUNDAGE  
NOTARY PUBLIC STATE OF NEW YORK  
QUALIFIED IN ERIE COUNTY  
LIC. #01BR6279617  
COMM. EXP. 04/15/2029**

Prepared By: Susan M. Portis, M&T Bank 1 Fountain Plaza, 7th Floor Buffalo, NY, 14203 (800) 724-2224



**Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
02/10/2026 09:41:35 AM  
\$22.00 JOANN  
20260210000037940**

*Alvin S. Boyd*