

ALABAMA
COUNTY OF SHELBY
LOAN NO.: 0119001634



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
02/11/2026 08:07:42 AM
\$22.00 PAYGE
20260211000038680

Allie S. Boyd

PREPARED BY: TAWNIA RAINEY
FIRST AMERICAN MORTGAGE SOLUTIONS
1795 INTERNATIONAL WAY
IDAHO FALLS, ID 83402
WHEN RECORDED MAIL TO: FIRST AMERICAN MORTGAGE SOLUTIONS
1795 INTERNATIONAL WAY
IDAHO FALLS, ID 83402, PH. 208-528-9895



RELEASE OF MORTGAGE

The undersigned, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR SYNOVUS BANK, ITS SUCCESSORS AND ASSIGNS, located at P.O. BOX 2026 FLINT, MICHIGAN 48501-2026, the current Mortgagee of that certain Mortgage described below, does hereby release and reconvey, without recourse, representation or warranty, expressed or implied to the persons legally entitled thereto, all of its right, title, and interest in and to the real estate described in said Mortgage, forever satisfying, releasing, cancelling, and discharging the lien from said Mortgage.

Said Mortgage dated AUGUST 24, 2020 executed by DEBORAH B BOWDEN, A MARRIED WOMAN, Mortgagor, located at 1313 OLD CAHABA COVE, HELENA, ALABAMA 35080, to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR SYNOVUS BANK, ITS SUCCESSORS AND ASSIGNS, Original Mortgagee, and recorded on AUGUST 25, 2020 as Instrument No. 20200825000370480 in the office of the Judge of Probate for the County of SHELBY, State of ALABAMA.

AS DESCRIBED IN SAID MORTGAGE

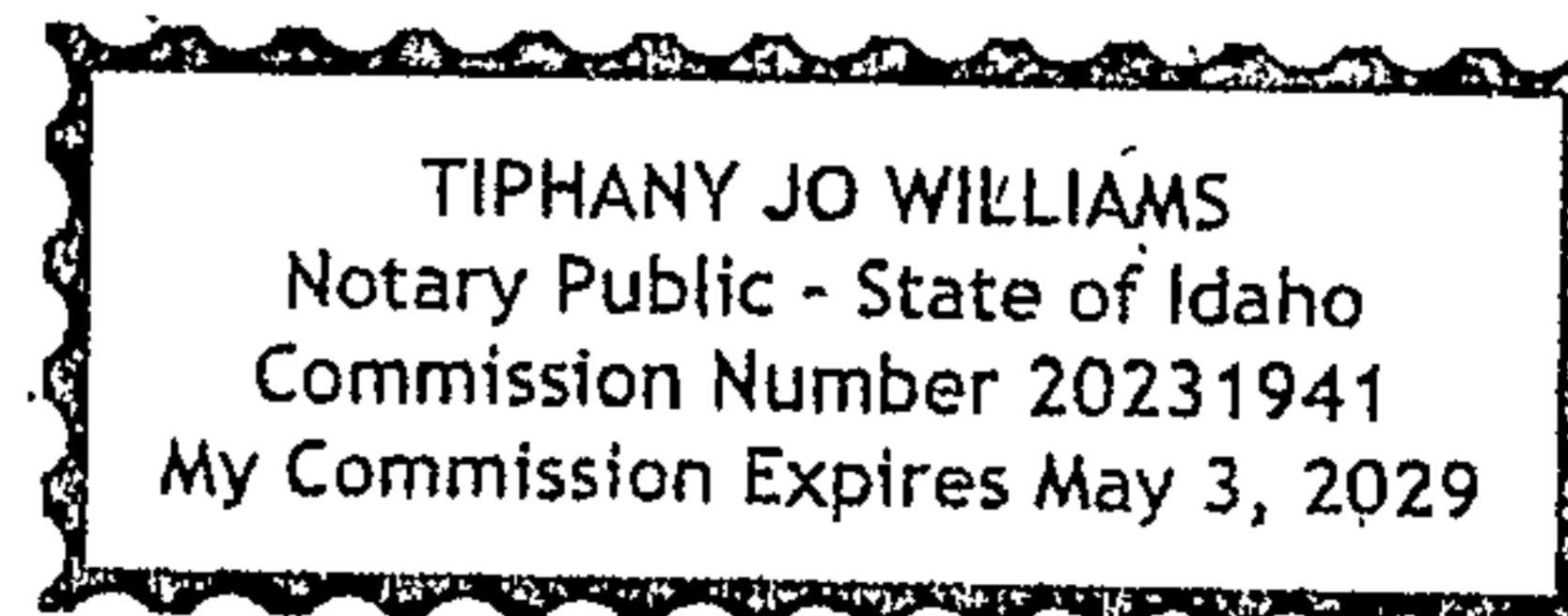
IN WITNESS WHEREOF, the undersigned has caused this Instrument to be executed on FEBRUARY 09, 2026.
MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS MORTGAGEE

Tawny Rainey
TAWNIA RAINEY, VICE PRESIDENT

STATE OF IDAHO COUNTY OF BONNEVILLE) ss.

On FEBRUARY 09, 2026, before me, TIPHANY JO WILLIAMS, personally appeared TAWNIA RAINEY known to me to be the VICE PRESIDENT of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS MORTGAGEE the corporation that executed the instrument or the person who executed the instrument on behalf of said corporation, and acknowledged to me that such corporation executed the same.

Tiphany Jo Williams
TIPHANY JO WILLIAMS (COMM. EXP. 05/03/2029)
NOTARY PUBLIC



POD: 20260128
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