

Record and Return To:
Wilmington Savings Fund Society, FSB
Lauren Newman
501 Carr Rd
Suite 100
Wilmington, DE 19809

This Document Prepared By:
Lauren Newman
Wilmington Savings Fund Society, FSB
500 Delaware Avenue
Wilmington, DE 19801-1490
(302)283-4613
Loan #: **6000047503**
MIN: **101369810000270689**
MERS Phone #: **(888) 679-6377**
MERS Address: **P.O. Box 2026, Flint,
MI 48501-2026**

RELEASE OF MORTGAGE

KNOW ALL MEN BY THESE PRESENTS, that the undersigned **Mortgage Electronic Registration Systems, Inc., as nominee for Spring EQ, LLC**, does hereby certify that a certain Mortgage made and executed by Original Mortgagor: **Tina M. Sfakianos** recorded in **Shelby County, Alabama** and further described below is now Paid and Satisfied and is hereby released.

Original Mortgagee: **Spring EQ, LLC**

Dated: **08/07/2019** Recorded: **08/13/2019** Instrument: **20190813000292410** in **Shelby County, AL**
Loan Amount: **\$54,600.00**
Property Address: **1306 Berwick Drive, Birmingham, AL 35242**
Parcel Tax ID: **03-9-32-0-003-053.001**

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: **03/31/2026.**

Mortgage Electronic Registration Systems, Inc., as mortgagee

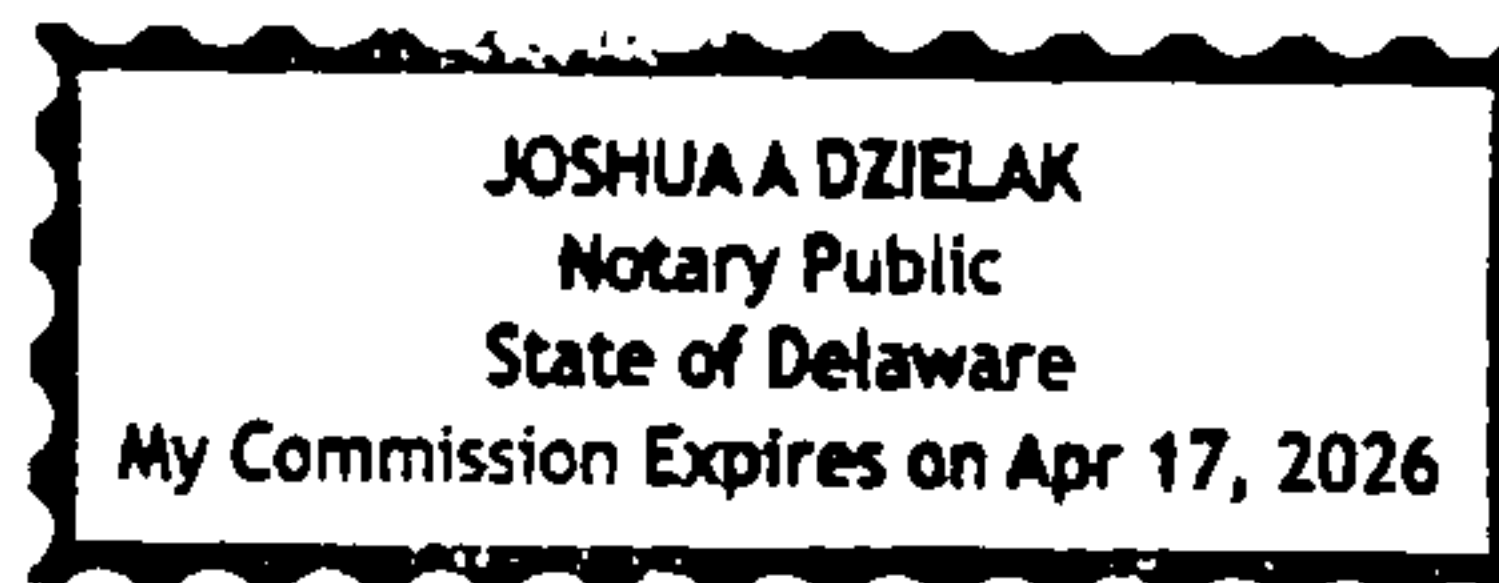
By: *Diana Jones*
Name: **Diana Jones**
Title: **Signing Officer**

STATE OF **Delaware** }
COUNTY OF **NEW CASTLE COUNTY** } S.S.

On **03/31/2026**, before me, **Joshua Dzielak**, Notary Public, personally appeared **Diana Jones, Signing Officer of Mortgage Electronic Registration Systems, Inc.**, as mortgagee, personally known to me (or proved to me the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that she/he/they executed the same in her/his/their authorized capacity(ies), and that by her/his/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

Witness my hand and official seal.

Joshua A. Dzielak
Notary Public: **Joshua Dzielak**
My Commission Expires: **04/17/2026**
Commission #: **20180417000005**



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
04/02/2026 10:20:19 AM
\$22.00 KELSEY
20260402000096370

Allie S. Boyd