

2235

SUBORDINATION AGREEMENT

(1) THIS AGREEMENT IS MADE THIS 13TH DAY OF SEPTEMBER, 1991 BETWEEN GREG TATUM, KENNETH N. TATUM, TOMMY ALAN HOOD, TAMMY LEA HOOD, AND MORTGAGEAMERICA, INC.

PROPERTY DESCRIPTION

(2) WHEREAS, GREG TATUM, KENNETH N. TATUM, TOMMY ALLEN HOOD, AND TAMMY LEA HOOD ARE OWNERS OF CERTAIN REAL PROPERTY LOCATED IN SHELBY COUNTY, ALABAMA SET OUT IN EXHIBIT "A" ATTACHED HERETO.

SENIOR LIEN

(3) AND WHEREAS, THE ABOVE RECITED REAL PROPERTY WAS ENCUMBERED BY THAT CERTAIN MORTGAGE DEED FROM GREG TATUM AND KENNETH N. TATUM TO MORTGAGEAMERICA, INC. IN THE AMOUNT OF \$32679.00 AND DATED SEPTEMBER 13, 1991 AND RECORDED IN BOOK 364 PAGE 544; AND THAT CERTAIN MORTGAGE DEED FROM TOMMY ALAN HOOD AND WIFE, TAMMY LEA HOOD TO MORTGAGEAMERICA, INC. IN THE AMOUNT OF \$42765.00, DATED SEPTEMBER 13, 1991 AND RECORDED IN BOOK 364 PAGE 553, ALL IN THE PUBLIC RECORDS OF SHELBY COUNTY, ALABAMA.

WELL SHARING AGREEMENT

(4) AND WHEREAS, THE MORTGAGORS ALSO EXECUTED A WELL SHARING AGREEMENT WITH EACH OTHER FOR THE PURPOSE OF PROVIDING WATER TO EACH OF THE ABOVE DESCRIBED DWELLINGS.

INTENT TO SUBORDINATE

(5) AND WHEREAS, IT IS THE DESIRE AND INTENTION OF THE PARTIES HERETO TO SUBORDINATE THE LIEN AND OPERATION OF THE LIEN FIRST ABOVE RECITED, FOR THE FULL BALANCE THEREOF, TO THE LIEN AND OPERATION OF THE WELL SHARING AGREEMENT ABOVE RECITED, SO THAT THE SAID ABOVE RECITED SHALL AND WILL BECOME A LIEN UPON THE SAID PROPERTIES AND THE MORTGAGES FIRST ABOVE RECITED BE SUBORDINATED THERETO IN EVERY MANNER WHATSOEVER;

CONSIDERATION AND SUBORDINATION

(6) NOW WITNESS: THAT THE PARTIES HERETO, INTENDING TO BE LEGALLY BOUND HEREBY, IN CONSIDERATION OF THE PREMISES AND OF THE ADVANTAGES TO BE DERIVED FROM THESE PRESENTS, AS WELL IN CONSIDERATION OF THE SUM OF \$ N/A ----- LAWFUL MONEY OF THE UNITED STATES OF AMERICA, WHICH IS TO BE FULL CREDITED ON THE OUTSTANDING BALANCE OF THE DEBT, EACH TO THE OTHER WELL AND TRULY PAID AT AND BEFORE THE SEALING AND DELIVERY OF THESE PRESENTS, RECEIPT WHEREOF IS HEREBY ACKNOWLEDGED, AGREE THAT THE SAID LIEN FIRST ABOVE RECITED DATED SEPTEMBER 13, 1991 AND RECORDED IN THE OFFICE OF THE PROBATE JUDGE, SHELBY COUNTY, ALABAMA, SECURED UPON THE PROPERTIES AS THEREIN DESCRIBED BE, AND THE SAME IS BY THESE

BOOK 378 PAGE 367

W. Alan Summers

PRESENTS, MADE JUNIOR IN LIEN AND SUBORDINATED TO THE WELL SHARING AGREEMENT ABOVE RECITED DATED SEPTEMBER 13, 1991 BY AND BETWEEN TOMMY ALAN HOOD, TAMMY LEA HOOD, GREG TATUM, AND KENNETH N. TATUM.

✓ GREG TATUM
GREG TATUM

✓ Kenneth N. Tatum
KENNETH N. TATUM

✓ Tommy Alan Hood
TOMMY ALAN HOOD

✓ Tammy Lea Hood
TAMMY LEA HOOD

MORTGAGEAMERICA, INC.

BY: James R. Scruggs

STATE OF ALABAMA
COUNTY OF SHELBY

I, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, HEREBY CERTIFY THAT:
GREG TATUM, KENNETH N. TATUM, TOMMY ALAN HOOD, TAMMY LEA HOOD WHOSE NAMES ARE SIGNED TO THE FOREGOING AGREEMENT AND WHO ARE KNOWN TO ME, ACKNOWLEDGED BEFORE ME ON THE DAY THAT, BEING INFORMED OF THE CONTENTS OF THE AGREEMENT AND WHO ARE KNOWN TO ME, ACKNOWLEDGED BEFORE ME ON THE DAY THAT BEING INFORMED OF THE CONTENTS OF THE AGREEMENT, THEY EXECUTED THE SAME VOLUNTARILY FOR AND AS THEIR ACT.

Wanda E. Lusk
NOTARY PUBLIC
MY COMMISSION EXPIRES 9-15-92

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, HEREBY CERTIFY THAT: JAMES R. SCRUGGS

WHOSE NAMED AS VICE-PRESIDENT OF MORTGAGEAMERICA, INC. SIGNED THE FOREGOING AGREEMENT AND WHO IS KNOWN TO ME, ACKNOWLEDGED BEFORE ME ON THE DAY THAT, BEING INFORMED OF THE CONTENTS OF THE AGREEMENT AND WHO IS KNOWN TO ME, ACKNOWLEDGED

BEFORE ME ON THE DAY THAT BEING INFORMED OF THE CONTENTS OF THE AGREEMENT, HE/SHE AS SUCH OFFICER AND WITH AUTHORITY, EXECUTED SAME VOLUNTARILY FOR AND AS THE ACT OF SAID CORPORATION.

GIVEN UNDER MY HAND AND OFFICIAL SEAL THIS THE 27th DAY OF NOVEMBER, 1991.

Cherry Ramsey

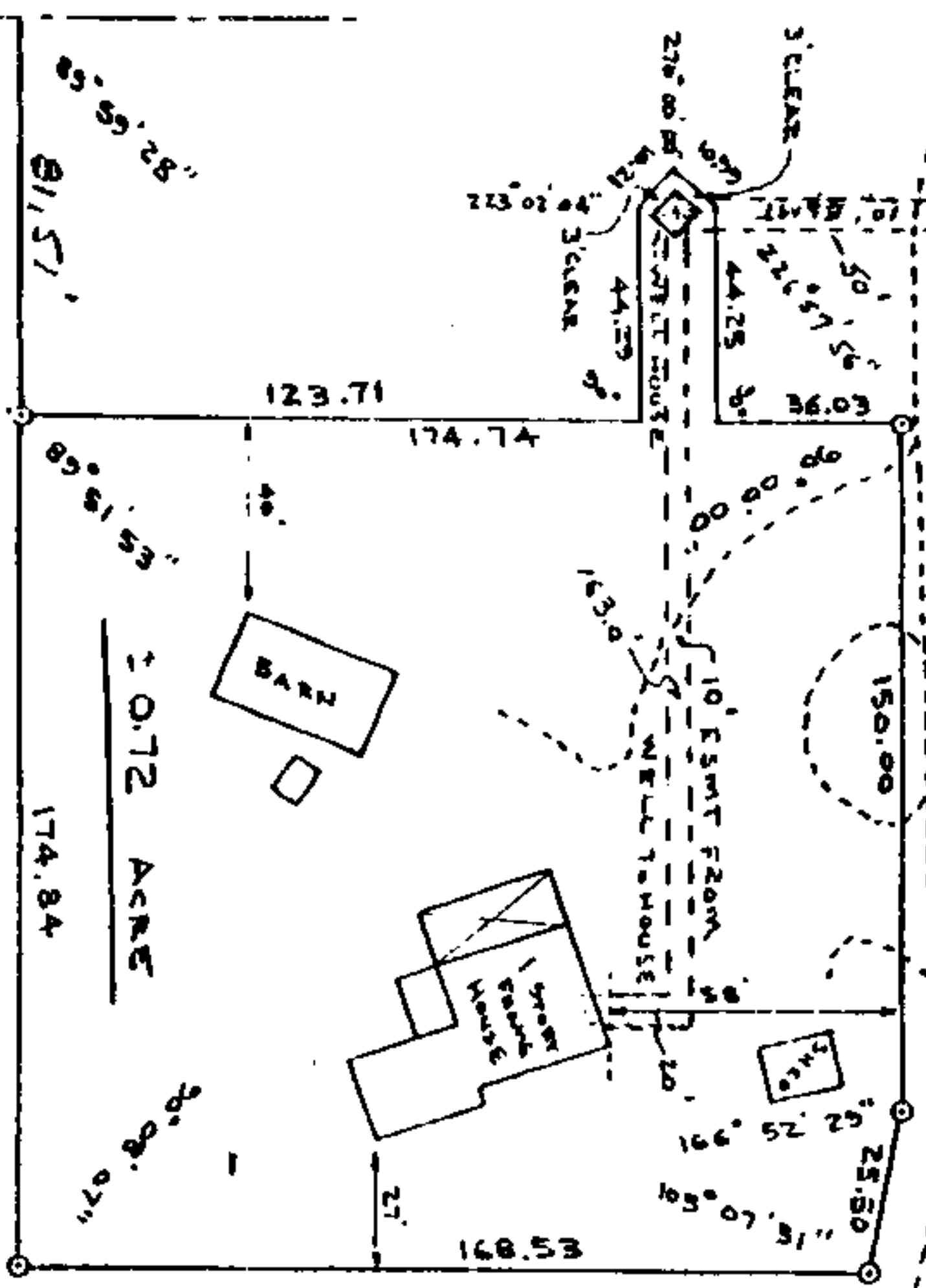
NOTARY PUBLIC

MY COMMISSION EXPIRES: 8-6-94

91-547E

T. 45.
HWY. # 280

COUNTY MAINTAINED CHERT ROAD



SCALE 1" = 50'

S. W. CORNER
NW 1/4 - NE 1/4
17 - 19S - 1W

BOOK 378 PAGE 370

W. H. H. H.

State of Alabama
Shelby County

A parcel of land in the Northwest 1/4 of the Northeast 1/4 of Section 17, Township 19 South, Range 1 West, Shelby County, Alabama; described as follows:

Commence at the Southwest corner of said 1/4-1/4 Section;
Thence run North along the West line of said 1/4-1/4 Section 120.00 feet;
Thence turn right 89 deg. 59 min. 28 sec. and run East 81.51 feet to the Point of Beginning;
Thence continue last described course 174.84 feet;
Thence turn left 89 deg. 51 min. 53 sec. and run North 168.53 feet to the South side of a county maintained road (right-of-way by prescription);
Thence turn left 76 deg. 52 min. 29 sec and run Northwesterly along said road 25.60 feet;
Thence turn left 13 deg. 07 min. 31 sec. and run West along said road 160.00 feet;
Thence turn left 90 deg. 00 min. 00 sec. and run South 38.03 feet;
Thence turn right 90 deg. 00 min. 00 sec. and run West 44.25 feet;
Thence turn left 48 deg. 57 min. 58 sec. and run Southwesterly 10.99 feet;
Thence turn left 90 deg. 00 min. 00 sec. and run Southeasterly 10.21 feet;
Thence turn left 43 deg. 02 min. 04 sec. and run East 44.29 feet;
Thence turn right 90 deg. 00 min. 00 sec. and run South 123.71 feet to the Point of Beginning.

An easement, 10 feet wide, 5 feet on each side of the following described centerline, in the N.W.1/4 of the N.E.1/4 of Section 17, Township 19 South, Range 1 West, Shelby County, Alabama; described as follows:
Commence at the Southwest corner of the N.W.1/4 of the N.E.1/4 of said Section 17,

Thence run North along the West 1/4-1/4 line 120.00 feet,
Thence turn right 89 deg. 59 min. 28 sec. and run East 81.51 feet,
Thence turn left 89 deg. 51 min. 53 sec. and run North 123.71 feet,
Thence turn left 90 deg. 00 min. 00 sec. and run West 43.00 feet,
point of beginning of said centerline;
Thence turn right 90 deg. 00 min. 00 sec. and run East 163.00 feet,
Thence turn right 90 deg. 00 min. 00 sec. and run South 20.00 feet to the end of said centerline.

I, Amos Cory, a Registered Land Surveyor, hereby certify that this is a true and correct plat or map of the above described property, that the improvements are located within the boundaries of said property, that there are no encroachments from adjoining properties; except as shown. Subject property is not located within a special flood hazard area.

According to my survey this 28th day of August 1991.

Job #91-547e

Amos Cory
Amos Cory P.L.S. #10550

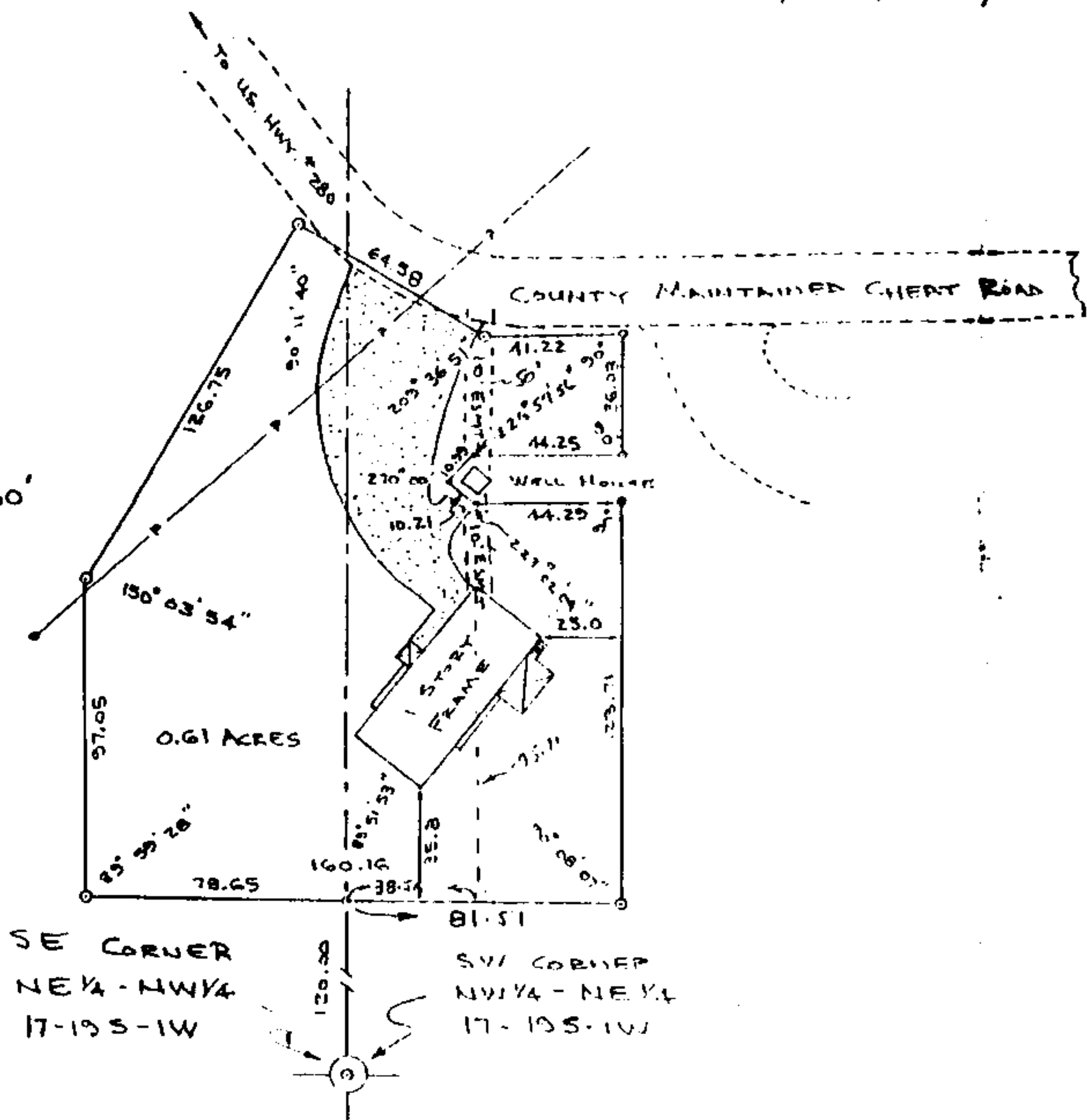
378 PAGE 371

BOOK

LINE 2

SCALE 1" = 50'

BOOK 378 PAGE 372



6902.1
H.C.D.

State of Alabama
Shelby County

A parcel of land in the N.W.1/4 of the N.E.1/4 and in the N.E.1/4 of the N.W.1/4 of Section 17, Township 19 South, Range 1 West, Shelby County, Alabama; described as follows:

Commence at the Southwest corner of the N.W.1/4 of the N.E.1/4 of said Section 17,

Thence run North along the West 1/4-1/4 line 120.00 feet to the point of beginning;

Thence turn right 89 deg. 59 min. 28 sec. and run East 81.51 feet,

Thence turn left 89 deg. 51 min. 53 sec. and run North 123.71 feet,

Thence turn left 90 deg. 00 min. 00 sec. and run West 44.29 feet,

Thence turn right 43 deg. 02 min. 04 sec. and run Northwest 10.21 feet,

Thence turn right 90 deg. 00 min. 00 sec. and run Northeast 10.99 feet,

Thence turn right 46 deg. 57 min. 56 sec. and run East 44.25 feet,

Thence turn left 90 deg. 00 min. 00 sec. and run North 36.03 feet to a point on the West side of a county maintained road,

Thence turn left 90 deg. 00 min. 00 sec. and run West along said road 41.22 feet,

Thence turn right 29 deg. 36 min. 51 sec. and run Northwest along said road 64.58 feet,

Thence turn left 89 deg. 48 min. 20 sec. and run Southwest 126.75 feet,

Thence turn left 29 deg. 56 min. 06 sec. and run South 97.05 feet,

Thence turn left 90 deg. 00 min. 32 sec. and run East 78.65 feet to the point of beginning.

ALSO an easement, 10 feet wide, 5 feet on each side of the following described centerline, in the N.W.1/4 of the N.E.1/4 of Section 17, Township 19 South, Range 1 West, Shelby County, Alabama; described as follows:

Commence at the Southwest corner of the N.W.1/4 of the N.E.1/4 of said Section 17,

Thence run North along the West 1/4-1/4 line 120.00 feet,

Thence turn right 89 deg. 59 min. 28 sec. and run East 38.51 feet,

Thence turn left 89 deg. 51 min. 53 sec. and run North 95.71 feet to the point of beginning of said centerline,

Thence continue last course 35.00 feet to the end of said centerline.

I, Amos Cory, a Registered Land Surveyor, hereby certify that this is a true and correct plat or map of the above described property, that the improvements are located within the boundaries of said property, that there are no encroachments from adjoining properties; except as shown. Subject property is not located within a special flood hazard area.

According to my survey this 28th day of August 1991.

Job #31-547d

Amos Cory
Amos Cory P.L.S. #10550

91 DEC 18 AM 10:28

JUDGE OF PROBATE

1. Deed Tax	\$	
2. Mig. Tax	\$	
3. Recording Fee	\$	17.50
4. Indexing Fee	\$	3.00
5. No Tax Fee	\$	
6. Certified Fee	\$	1.00
Total	\$	21.50

69624
Hood