

SUBORDINATION AGREEMENT

THIS SUBORDINATION OF MORTGAGE executed this 15th day of December 1997 by Regions Bank (formerly First Alabama Bank) (hereinafter referred to as the "Mortgagee").

"WITNESSETH"

WHEREAS, Mortgagee is the owner and holder of that certain mortgage from John G. Barnett and wife, Una Ray Barnett to Regions Bank (formerly First Alabama Bank) recorded in Instrument No. 1996/30727 in the probate office of Shelby County, Alabama, being more particularly described as follows:

Lot 21, according to the Amended map of Greystone, First Sector, Phase VII, as recorded in Map Book 17 Page 53 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

WHEREAS, Regions Mortgage (formerly Real Estate Financing, Inc.) is making a mortgage loan to John G. Barnett and Wife, Una Ray Barnett (to refinance the original first mortgage loan to Regions Bank (Formerly First Alabama Bank) dated August 29, 1995, and recorded in Instrument # 1995-23934, in the Probate office of Shelby County, Alabama.) in the amount of \$149,000.00 said loan secured by a mortgage which encumbers the above described real Property:

WHEREAS, Regions Mortgage as a condition for making a new mortgage loan, requires Mortgagee to subordinate the lien of its mortgage to the lien of the new Regions Mortgage and mortgagee has agreed to do so.

NOW, THEREFORE, for and in consideration of the premises hereof and of the mutual advantages and benefits accruing to the parties hereto, and in further consideration of the sum of TEN DOLLARS in hand paid by Regions Mortgage to Mortgagee, the receipt and sufficiency of which is hereby acknowledged, Mortgagee does hereby covenant, consent and agree to and with Regions Mortgage, that the lien of Regions Bank, shall be and the same is hereby made subordinate, inferior and subject in every respect to the lien of Regions Mortgage, which was granted by John G. Barnett and wife, Una Ray Barnett, to refinance the original first mortgage recorded in Instrument # 1995-23934 in the Probate Office of Shelby County, which encumbers the above described property provided, however that this subordination is limited to the amount of \$149,000.00.


Inst # 1997-42406

12/31/1997-42406
10:47 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 11.00

Inst # 1997-42406


IN WITNESS WHEREOF, this agreement is executed the day and year first written above.

Signed, sealed and delivered
in the presence of:


Vice President

REGIONS BANK

BY:


Robert R. Pless
Vice President

STATE OF ALABAMA

COUNTY OF JEFFERSON

The foregoing instrument was acknowledged before me this 10th day of December 1997 by Robert R. Pless, Vice President of Regions Bank (formerly First Alabama Bank) on behalf of the bank.


Notary Public

My Commission Expires: 2/5/99

Inst # 1997-42406

12/31/1997-42406
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002 MCD 11.00