

\$135.89

83943

**MORTGAGE MODIFICATION AGREEMENT**

Increase 8,260.00

**THIS MORTGAGE MODIFICATION AGREEMENT** is made and entered into on this the **21ST** day of **November 2006** by and between **Toby Ruston and spouse, Amy Ruston**, (hereinafter referred to as the "Mortgagors") and **CENTRAL STATE BANK**, (hereinafter called the "Mortgagee").

**WHEREAS**, Mortgagors have entered into an original mortgage agreement (referred to herein as "Mortgage Agreement") with Mortgagee on **July 14, 2006** as recorded in **INTSTRUMENT # 20060731000367940** on **July 31, 2006** in the Office of the Judge of Probate of **Shelby County, Alabama**. Both Mortgagors and Mortgagee desire to amend the terms of the original Mortgage Agreement and note executed simultaneously therewith;


**THESE THINGS CONSIDERED**, Mortgagee hereby allows Mortgagors to increase the original Mortgage Agreement, as modified and amended, from **THIRTEEN THOUSAND TWO HUNDRED SEVENTY SEVEN AND 00/100 DOLLARS (\$13,277.00)** TO **NINETY FOUR THOUSAND FIVE HUNDRED THIRTY SEVEN AND 00/100 DOLLARS (\$94,537.00.)** verified and amended herein and amortized under the terms and conditions of the new note executed simultaneously with this agreement.

**IN WITNESS WHEREOF**, Mortgagors and Mortgagee have hereunto set their hands and seals on this the **21ST** day of **NOVEMBER, 2006**.

*Toby S. Ruston*  
\_\_\_\_\_  
**TOBY S. RUSTON**  
*Amy Ruston*  
\_\_\_\_\_  
**AMY RUSTON**  
**(MORTGAGORS)**

**CENTRAL STATE BANK**

By *Melinda M. Gibson*  
\_\_\_\_\_  
**MELINDA M. GIBSON**  
**ASSISTANT VICE PRESIDENT**  
**(MORTGAGEE)**

  
20061204000586040 1/2 \$135.95  
Shelby Cnty Judge of Probate, AL  
12/04/2006 11:49:37AM FILED/CERT

*prepared by:  
ret:*

**CENTRAL STATE BANK**  
**P. O. BOX 180**  
**CALERA, ALABAMA 35040**

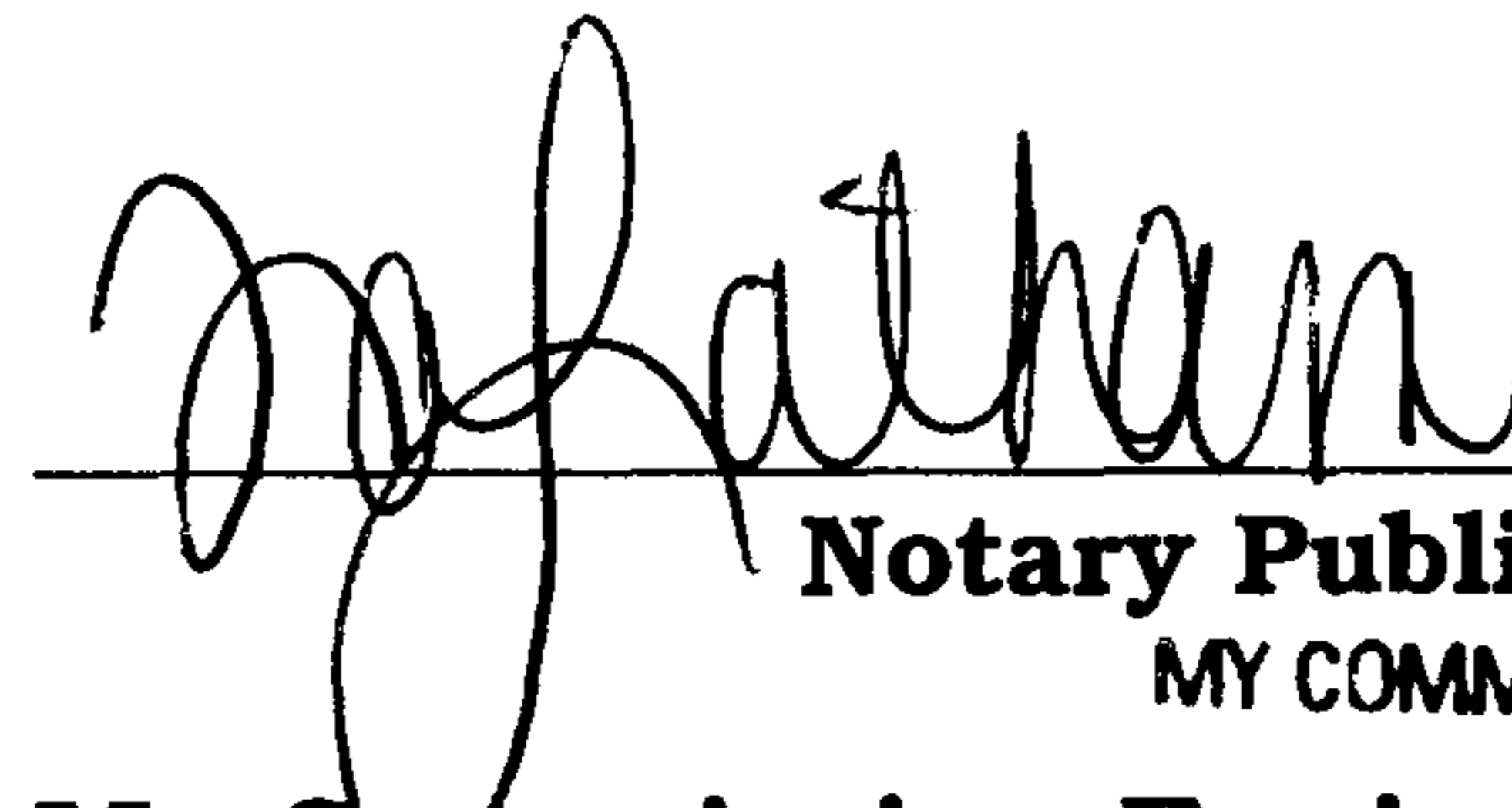


20061204000586040 2/2 \$135.95  
Shelby Cnty Judge of Probate, AL  
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**STATE OF ALABAMA  
SHELBY COUNTY**

I, the undersigned authority, a Notary Public, in and for said County in said State, personally appeared TOBY S RUSTON & AMY RUSTON, whose names are signed to the foregoing Mortgage Modification Agreement and who are known to me, acknowledged before me on this day, that, they being informed of the contents of said agreement, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this **21ST** day of **NOVEMBER, 2006**.

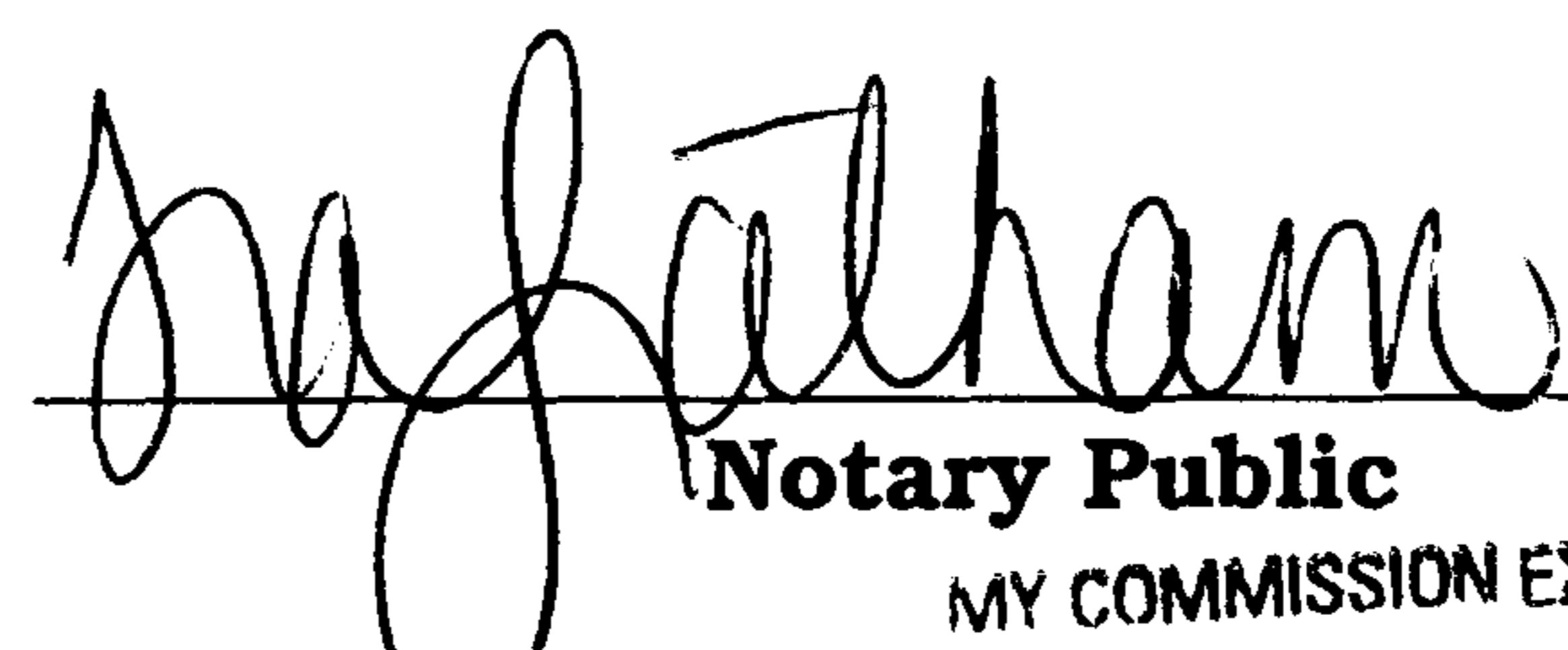
  
\_\_\_\_\_  
**Notary Public**  
MY COMMISSION EXPIRES AUGUST 13, 2007

**My Commission Expires:** \_\_\_\_\_

**STATE OF ALABAMA  
SHELBY COUNTY**

I, the undersigned authority, a Notary Public, in and for said County in said State, personally appeared **MELINDA M. GIBSON** whose name as **ASSISTANT VICE PRESIDENT** of **Central State Bank**, is signed to the foregoing Mortgage Modification Agreement and who is known to me, acknowledged before me on this day, that, he as such officer and with full authority executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this **21ST** day of **NOVEMBER, 2006**.

  
\_\_\_\_\_  
**Notary Public**  
MY COMMISSION EXPIRES AUGUST 13, 2007

**My Commission Expires:** \_\_\_\_\_

*prepared by:  
ret;*

**CENTRAL STATE BANK  
P. O. BOX 180  
CALERA, ALABAMA 35040**