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20120827000322850 1/2 \$15.00
Shelby Cnty Judge of Probate, AL
08/27/2012 02:47:48 PM FILED/CERT

Mortgage Subordination Agreement

Account No. 8587

This Agreement is made this 27 day of July, 2012, by and between US Bank National Association N.D. ("Bank") and U.S. BANK NATIONAL ASSOCIATION ("Refinancer").

Bank is the mortgagee under a mortgage (the "Junior Mortgage") dated 15, October, 2007, granted by LARRY E WELSH AND SHARRON P WELSH, HUSBAND AND WIFE ("Borrower"), and recorded in the office of the County Recorder, SHELBY County, Alabama, on 05, November, 2007, as Book Page Document No. 20071105000510360, encumbering the real property described therein (collectively, the "Property"). Refinancer is the mortgagee under a mortgage (the "Senior Mortgage") dated AUGUST 16, 20 12, granted by the Borrower, and recorded in the same office on *20120827000322850, 20____, as _____, encumbering the property. To induce Refinancer to make a loan to the Borrower secured by the Senior Mortgage, Bank has agreed to execute and deliver this Subordination Agreement.

*** TO BE RECORD CONCURRENTLY HEREWITH.**

ACCORDINGLY, in consideration of the premises and for other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Bank hereby agrees with Refinancer that the lien of the Junior Mortgage on the Property is and shall be and shall remain fully subordinate for all purposes to the lien of the Senior Mortgage on the Property, to the full extent of all sums from time to time secured by the Senior Mortgage; provided, however, that the total indebtedness secured by the Senior Mortgage does not exceed \$175,650.00, exclusive of interest thereon, amounts advanced to protect the lien and priority of the Senior Mortgage, and costs of collection, and provided further, that this agreement shall not be effective until each other mortgage or other lien recorded against the property (other than the Senior Mortgage) and each judgment that is a lien against the Property shall be subordinated of record to the lien of Senior Mortgage.

Legal Description: LOT 51, ACCORDING TO THE SURVEY OF FINAL PLAT OF SADDLE LAKE FARMS, SECTION ADDITION, PHASES 3, 4, 5, 6 AND 7, AS RECORDED IN MAP BOOK 29, PAGE 34, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA

Property Address: 182 THOROUGHbred LANE, ALABASTER, AL 35007

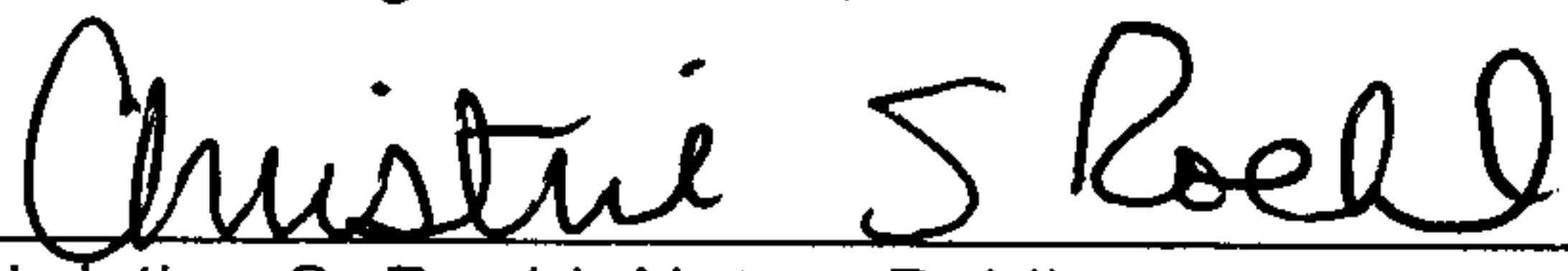
IN WITNESS THEREOF, this Subordination Agreement is executed on the day and year first above stated.

US Bank National Association ND

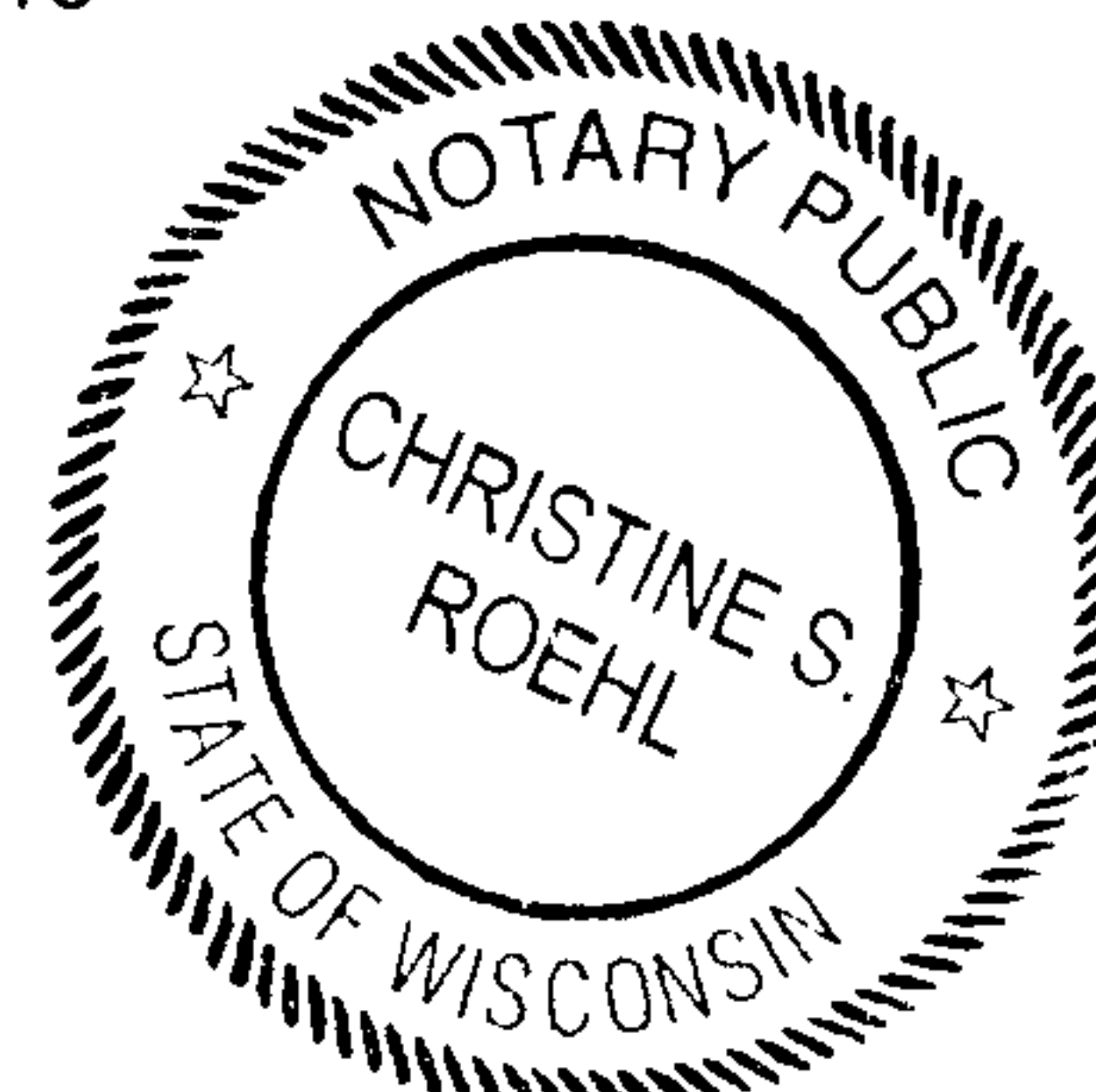
By: 
Title: Vice President

STATE OF Wisconsin
COUNTY OF Winnebago

The foregoing instrument was acknowledged before me this 27 day of July, 2012, by (name) Steven Barnes, the (title) Vice President, of US Bank National Association ND, a national banking association, on behalf of the association.


Christine S. Roehl, Notary Public
My Commission Expires: 02/03/2013


Prepared by: Rachel Zentner





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Order No.: **14458301**
Loan No.: 2300261034

Exhibit A

The following described property:

Lot 51, according to the Survey of Final Plat of Saddle Lake Farms, Second Addition, Phases 3, 4, 5, 6 and 7, as recorded in Map Book 29, Page 34, in the Probate Office of Shelby County, Alabama.

Assessor's Parcel No: 222042991040000