

Indecomm US Recordings
2925 Country Drive
St. Paul, MN 55117

SUBORDINATION AGREEMENT

7801032012
Parcel # 13-7-26-1-006-003.000

WHEREAS, Mortgage Electronic Registration Systems, Inc., MIN # 100010402553330808 as nominee for Sun Trust Mortgage, Inc., the undersigned, has agreed to loan to Marla R. Davis a loan not to exceed the sum of One Hundred Forty Two Thousand Three Hundred and 00/100 Dollars (\$142,300.00) to be secured by a real estate mortgage covering the premises known as 345 Creekside Lane, Pelham, AL 35124.

WHEREAS, Mortgage Electronic Registration Systems, Inc., MIN #1000104-0038965133-0 as nominee for Sun Trust Mortgage, Inc., is the holder of a Mortgage covering the said premises at 345 Creekside Lane, Pelham, AL 35124 dated February 16, 2007 and recorded February 19, 2007 in the amount of Fifteen Thousand Three Hundred Fifty and 00/100 Dollars (\$15,350.00) in the Shelby County Land Evidence Records in the State of Alabama as Instrument # 20070219000075110.

WHEREAS, Mortgage Electronic Registration Systems, Inc., MIN # 100010402553330808 as nominee for Sun Trust Mortgage, Inc., has agreed to make said loan not to exceed the sum of One Hundred Forty Two Thousand Three Hundred and 00/100 Dollars (\$142,300.00) upon the condition that Mortgage Electronic Registration Systems, Inc., MIN #1000104-0038965133-0 as nominee for Sun Trust Mortgage, Inc. shall subordinate the mortgage held by them.

NOW, THEREFORE, Mortgage Electronic Registration Systems, Inc., MIN #1000104-0038965133-0 as nominee for Sun Trust Mortgage, Inc. for themselves, their successors and assigns, does hereby covenant and agree with the said Mortgage Electronic Registration Systems, Inc., MIN # 100010402553330808 as nominee for Sun Trust Mortgage, Inc. that the mortgage held by them dated February 16, 2007 and recorded February 19, 2007 in the amount of Fifteen Thousand Three Hundred Fifty and 00/100 Dollars (\$15,350.00) in the Shelby County Land Evidence Records in the State of Alabama as Instrument # 20070219000075110 shall be subject to and subordinate to the lien of the real estate mortgage to be executed and delivered by Marla R. Davis to secure a promissory note not to exceed the sum of One Hundred Forty Two Thousand Three Hundred and 00/100 Dollars (\$142,300.00) recorded in Book *, at Page * with the same force and effect as if the said real estate mortgage in favor of Mortgage Electronic Registration Systems, Inc., MIN # 100010402553330808 as nominee for Sun Trust Mortgage, Inc. had been executed, delivered and recorded prior to the execution, delivery and recording of the mortgage to Mortgage Electronic Registration Systems, Inc., MIN #1000104-0038965133-0 as nominee for Sun Trust Mortgage, Inc.

*To be recorded herewith

* 20120926000368080

"MERS" is Mortgage Electronic Registration Systems, Inc. MERS is a separate corporation that is acting solely as a nominee for Lender and Lender's Successors and assigns. MERS is organized and existing under the law of Delaware, and has a mailing address of P.O. Box 2026, Flint MI 48501-2026, and/or a street address of 1901 E. Voorhees Street, Suite C, Danville, IL 61834. The MERS telephone number is 888-679-MERS. FOR PURPOSES OF RECORDING THIS DOCUMENT MORTGAGE, MERS IS THE MORTGAGEE OF RECORD.

IN WITNESS WHEREOF, Mortgage Electronic Registration Systems, Inc., MIN #1000104-0038965133-0 as nominee for Sun Trust Mortgage, Inc. hereunto set their hands this

23rd day of August, 2012.

Mortgage Electronic Registration Systems, Inc.

Sun Trust Mortgage, Inc.

By: [Signature]

By: [Signature]

Print Name: Cynthia J. Thompson
Vice President

Print Name: Judith R. Reighard

Title: _____

Title: Vice President

State of Virginia

City OF Richmond

On this 23rd Day of August, 2012, in said City cler County, before me, the undersigned notary public, personally appeared Cynthia J. Thompson and Judith R. Reighard personally known to me or proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their capacity(ies) and that by his/her/their signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

[Signature]
Notary Public

My Commission Expires:



U03021974

8721 9/19/2012 78010320/2

