

20140213000040430 02/13/2014 08:45:53 AM
SUBAGREM 1/2

This section for Recording use only

Subordination Agreement

8200059

Customer Name: Suzanne M Betts

Account Number: 8112

Request Id: 1401SB0098

THIS AGREEMENT is made and entered into on this 23rd day of January, 2014, by Regions Bank (Hereinafter referred to as "Regions Bank") in favor of GREEN TREE SERVICING, LLC, its successors and/or assigns (hereinafter referred to as "Lender").

RECITALS

Regions Bank loaned to Suzanne M Betts and Randall L Betts (the "Borrower", whether one or more) the sum of \$45,000.00. Such loan is evidenced by a note dated September 5, 2007, executed by Borrower in favor of Regions Bank, which note is secured by a mortgage, deed of trust, security deed, to secure debt, or other security agreement recorded 9/21/2007, Instrument # 20070921000444200 in the public records of SHELBY COUNTY, AL (the "Regions Mortgage"). Borrower has requested that lender lend to it the sum of \$102,225.00 which loan will be evidenced by a promissory note, and executed by Borrower in favor of Lender (the "Note"). The Note will be secured by a mortgage of the same date as the Note (the "Mortgage"). Lender and Borrower have requested that Regions Bank execute this instrument.

AGREEMENT

In consideration of the premises and for other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, Regions Bank agrees that the Mortgage shall be and remain at all times a lien or charge on the property covered by the Mortgage prior and superior to the lien or charge of Regions Bank to the extent the Mortgage secures the debt evidenced by the Note and any and all renewals and extensions thereof, or of any part thereof, and all interest payable on all of said debt and on any and all such renewals and extensions, and to the extent of advances made under the Note of the Mortgage necessary to preserve the rights or interest of Lender thereunder, but not to the extent of any other future advances.

IN WITNESS WHEREOF, Regions Bank has caused this instrument to be executed by its duly authorized officer on the day and date first set forth above.

Regions Bank
By: Lee Sims
Its Vice President

State of Alabama
County of Shelby

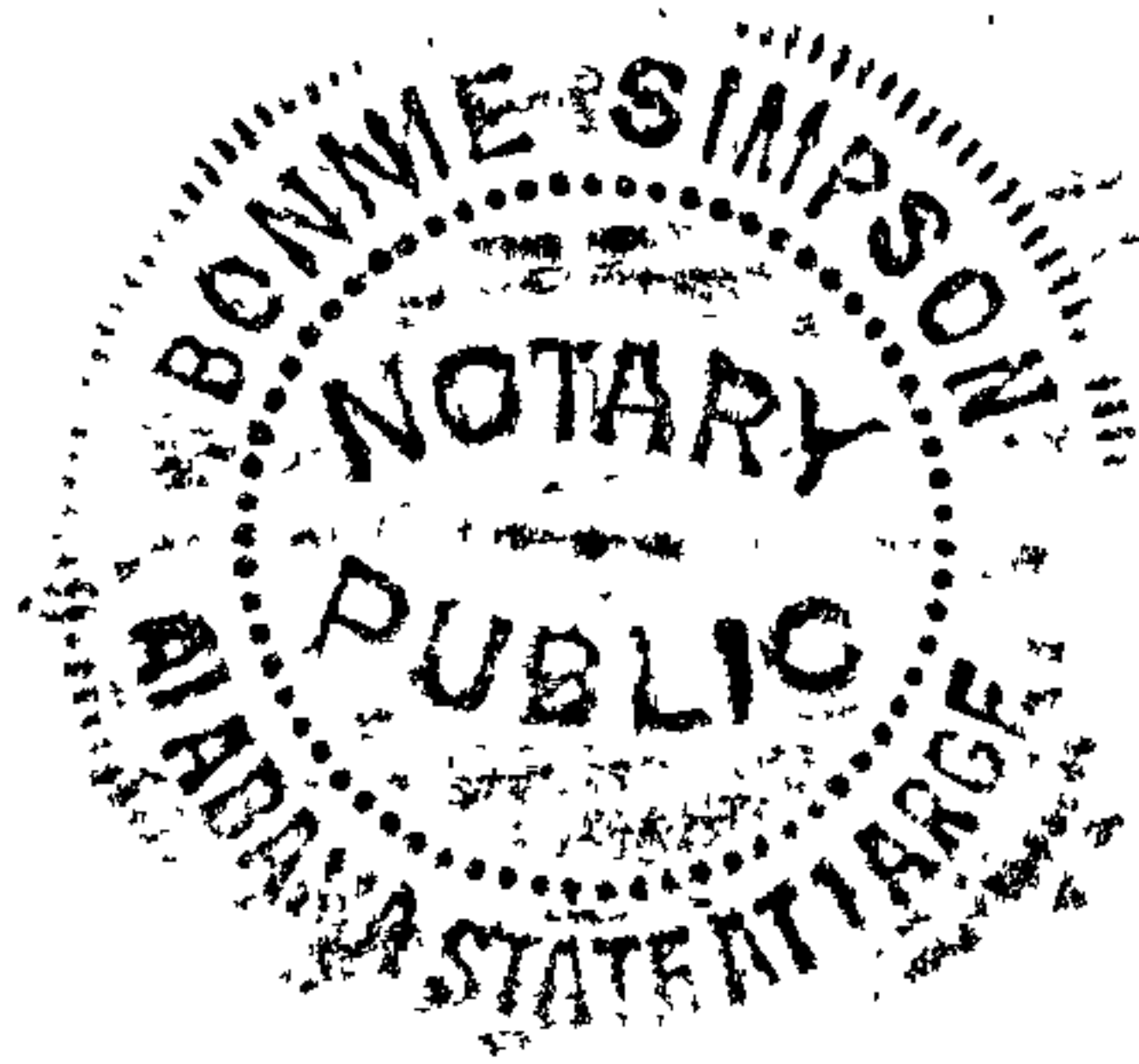
PERSONALLY APPEARED BEFORE ME, the undersigned authority in and for the said County and State, on this the 23rd day of January, 2014, within my jurisdiction, the within named Lee Sims who acknowledged that he/she is VP of Regions Bank, a banking corporation, and that for and on behalf of the said Regions Bank, and as its act and deed, he/she executed the above and foregoing instrument, after first having been duly authorized by Regions Bank so to do.

Bonnie Simpson
Notary Public

3-6-15
My commission expires

Bonnie Simpson

NOTARY MUST AFFIX SEAL
This Instrument Prepared by:
Edna Chappell
Regions Bank
2050 Parkway Office Cir, RCN 2
Hoover, AL 35244



20140213000040430 02/13/2014 08:45:53 AM
SUBAGREM 2/2

Exhibit "A"

Real property in the City of **Alabaster**, County of **SHELBY**, State of **Alabama**, described as follows:

LOT 56, ACCORDING TO THE SURVEY OF SECOND ADDITION TO ASHFORD HEIGHTS, AS RECORDED IN MAP BOOK 17, PAGE 29, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

Being all of that certain property conveyed to RANDALL L. BETTS AND SUZANNE M. BETTS, HUSBAND AND WIFE AS JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP from ASSOCIATES RELOCATION MANAGEMENT COMPANY, INC., by deed dated SEPTEMBER 30, 1998 and recorded OCTOBER 26, 1998 AS INSTRUMENT NO. 1998-41773 of official records.

Commonly known as: 114 Ashford Lane, Alabaster, AL 35007

APN #: **23-2-10-1-002-056-000**

 BETTS
48197803 AL
FIRST AMERICAN ELS
SUBORDINATION AGREEMENT


WHEN RECORDED, RETURN TO:
FIRST AMERICAN TITLE INSURANCE CO.
1100 SUPERIOR AVENUE, SUITE 200
CLEVELAND, OHIO 44114
NATIONAL RECORDING



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
02/13/2014 08:45:53 AM
\$18.00 CHERRY
20140213000040430

A handwritten signature in black ink, appearing to be "James W. Fuhrmeister", is written over the official text of the county clerk.

2