

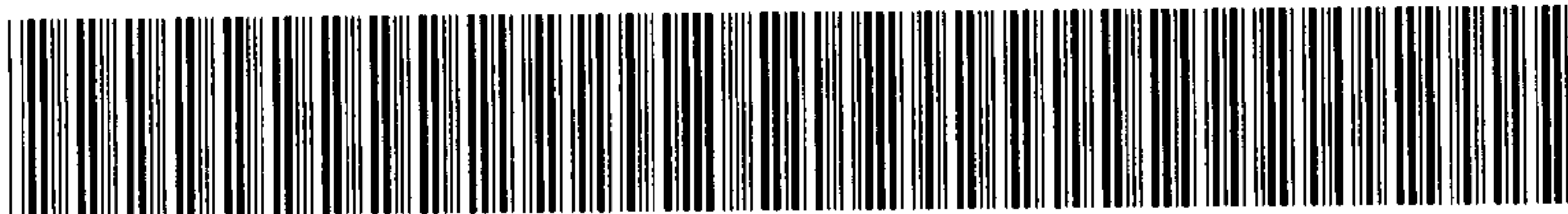
RECORDATION REQUESTED BY:
Renasant Bank
Columbiana Office
106 E College St
Columbiana, AL 35051

WHEN RECORDED MAIL TO:
Renasant Bank
Beth Baker
PO Box 4140
Tupelo, MS 38803

SEND TAX NOTICES TO:
Renasant Bank
Columbiana Office
106 E College St
Columbiana, AL 35051

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE ONLY

MODIFICATION OF MORTGAGE



#####074008182014

THIS MODIFICATION OF MORTGAGE dated August 18, 2014, is made and executed between STEPHANIE'S INC, whose address is 301A WEST COLLEGE STREET, COLUMBIANA, AL 35051 (referred to below as "Grantor") and Renasant Bank , whose address is 106 E College St, Columbiana, AL 35051 (referred to below as "Lender").
MORTGAGE. Lender and Grantor have entered into a Mortgage dated July 22, 2009 (the "Mortgage") which has been recorded in SHELBY County, State of Alabama, as follows:

07/23/2009 INSTRUMENT #20090723000293230.

REAL PROPERTY DESCRIPTION. The Mortgage covers the following described real property located in SHELBY County, State of Alabama:

See EXHIBIT "A", which is attached to this Modification and made a part of this Modification as if fully set forth herein.

The Real Property or its address is commonly known as 301A WEST COLLEGE STREET, COLUMBIANA, AL 35051.

MODIFICATION. Lender and Grantor hereby modify the Mortgage as follows:

INCREASE PRINCIPAL BY \$10,000.00 AND EXTENDING MATURITY DATE UNTIL 08/15/2019. *NEW Balance - \$123,267.07*

CONTINUING VALIDITY. Except as expressly modified above, the terms of the original Mortgage shall remain unchanged and in full force and effect and are legally valid, binding, and enforceable in accordance with their respective terms. Consent by Lender to this Modification does not waive Lender's right to require strict performance of the Mortgage as changed above nor obligate Lender to make any future modifications. Nothing in this Modification shall constitute a satisfaction of the promissory note or other credit agreement secured by the Mortgage (the "Note"). It is the intention of Lender to retain as liable all parties to the Mortgage and all parties, makers and endorsers to the Note, including accommodation parties, unless a party is expressly released by Lender in writing. Any maker or endorser, including accommodation makers, shall not be released by virtue of this Modification. If any person who signed the original Mortgage does not sign this Modification, then all persons signing below acknowledge that this Modification is given conditionally, based on the representation to Lender that the non-signing person consents to the changes and provisions of this Modification or otherwise will not be released by it. This waiver applies not only to any initial extension or modification, but also to all such subsequent actions.

GRANTOR ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS MODIFICATION OF MORTGAGE AND GRANTOR AGREES TO ITS TERMS. THIS MODIFICATION OF MORTGAGE IS DATED AUGUST 18, 2014.

THIS MODIFICATION IS GIVEN UNDER SEAL AND IT IS INTENDED THAT THIS MODIFICATION IS AND SHALL CONSTITUTE AND HAVE THE EFFECT OF A SEALED INSTRUMENT ACCORDING TO LAW.

GRANTOR:

STEPHANIE'S INC
By: Stephanie Phillips (Seal)
STEPHANIE PHILLIPS, President of STEPHANIE'S INC

20140912000286390 1/3 \$204.95
Shelby Cnty Judge of Probate: AL
09/12/2014 09:49:33 AM FILED/CERT

LENDER:

RENASANT BANK
X Carl Orso (Seal)
Authorized Signer

This Modification of Mortgage prepared by:

Name: CARL ORSO
Address: 106 E College St
City, State, ZIP: Columbiana, AL 35051

CORPORATE ACKNOWLEDGMENT

STATE OF Alabama)
) SS
COUNTY OF Shelby)

I, the undersigned authority, a Notary Public in and for said county in said state, hereby certify that **STEPHANIE PHILLIPS, President of STEPHANIE'S INC,** a corporation, is signed to the foregoing Modification and who is known to me, acknowledged before me on this day that, being informed of the contents of said Modification of Mortgage, he or she, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal this 22nd day of August, 2014.
Donna Shannon
Notary Public

My commission expires June 20, 2015

LENDER ACKNOWLEDGMENT

STATE OF Alabama)
) SS
COUNTY OF Shelby)

I, the undersigned authority, a Notary Public in and for said county in said state, hereby certify that Carl Orso whose name as Branch manager of **Renasant Bank** is signed to the foregoing Modification and who is known to me, acknowledged before me on this day that, being informed of the contents of the Modification of Mortgage, he or she, in his or her capacity as such Branch manager of **Renasant Bank**, executed the same voluntarily on the day same bears date.

Given under my hand and official seal this 22nd day of August, 2014.
Donna Shannon
Notary Public

My commission expires June 20, 2015

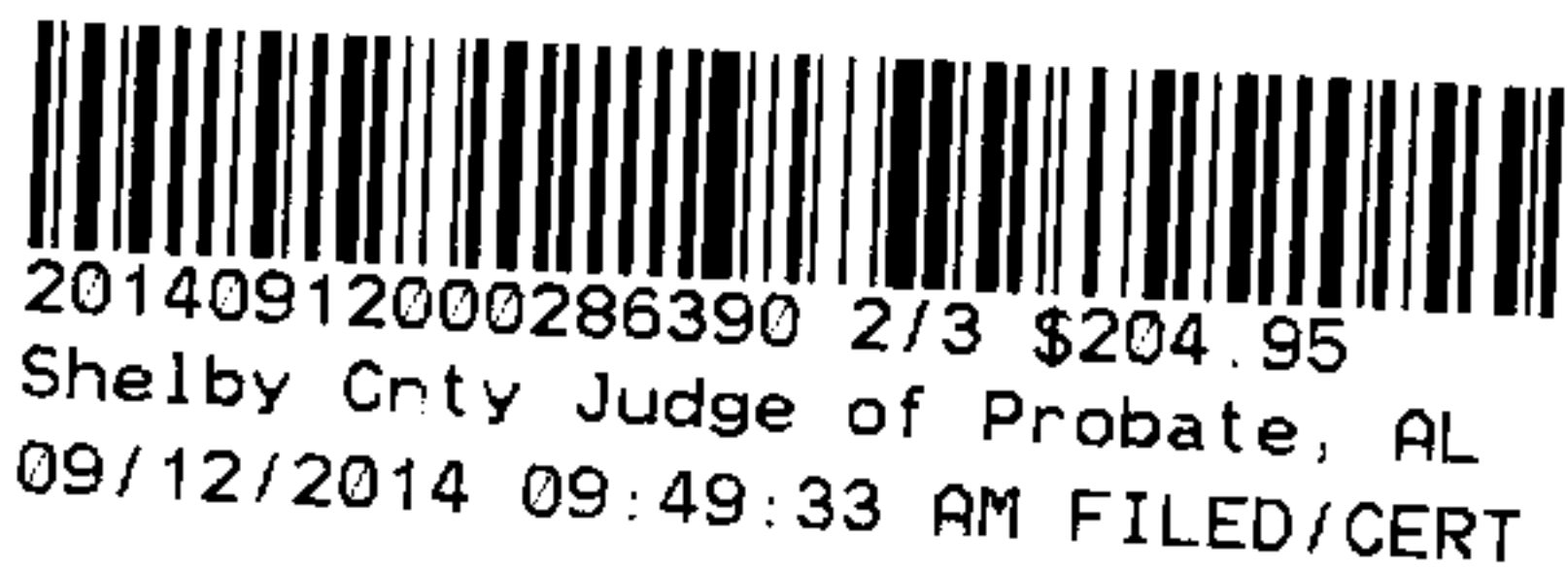



EXHIBIT A

COMMENCE AT THE NW CORNER OF THE NE $\frac{1}{4}$ OF NW $\frac{1}{4}$ OF SECTION 26, TOWNSHIP 21 SOUTH, RANGE 1 WEST: THENCE RUN SOUTH ALONG THE WEST LINE OF SAID $\frac{1}{4}$ - $\frac{1}{4}$ SECTION A DISTANCE OF 1238.19 FEET TO THE SOUTH RIGHT OF WAY LINE OF ALABAMA STATE HWY 70: THENCE TURN AN ANGLE OF 99 DEGREES 12 MINUTES TO THE LEFT AND RUN ALONG SAID RIGHT OF WAY LINE A DISTANCE OF 762.19 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE IN THE SAME DIRECTION ALONG SAID RIGHT OF WAY LINE A DISTANCE OF 105.00 FEET: THENCE TURN AN ANGLE OF 100 DEGREES 49 MINUTES TO THE RIGHT AND RUN A DISTANCE OF 195.20 FEET; THENCE TURN AN ANGLE OF 83 DEGREES 45 MINUTES TO THE RIGHT AND RUN A DISTANCE OF 103.42 FEET; THENCE TURN AN ANGLE OF 96 DEGREES 15 MINUTES TO THE RIGHT AND RUN A DISTANCE OF 186.80 FEET TO THE POINT OF BEGINNING; SITUATED IN THE EAST $\frac{1}{2}$ OF THE NW $\frac{1}{4}$ OF SECTION 26, TOWNSHIP 21 SOUTH, RANGE 1 WEST, SHELBY COUNTY, ALABAMA.


20140912000286390 3/3 \$204.95
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