

233 8.00

THIS INSTRUMENT WAS PREPARED BY: MIKE T. ATCHISON, ATTORNEY
POST OFFICE BOX 822
COLUMBIANA, ALABAMA 35051

Central State Bank
P. O. Box 180
Columbiana, AL 35040

STATE OF ALABAMA
SHELBY COUNTY

MORTGAGE MODIFICATION AGREEMENT

WHEREAS, James G. Alston and wife, Carol L. Alston, did heretofore execute the mortgage recorded in Real Record 054, Page 680, in Probate Office of Shelby County, Alabama; and

WHEREAS, James G. Alston and wife, Carol L. Alston did further execute a companion mortgage to the abovesaid mortgage as recorded in Real Record 066, Page 753; and

WHEREAS, James G. Alston and wife, Carol L. Alston did further execute an Assignment of Real Estate Agreement as recorded in Real Record 067, Page 373, in said Probate Office; and

WHEREAS, the property set forth in said Assignment of Real Estate Agreement has been acquired by James G. Alston and wife, Carol L. Alston; and

WHEREAS, Central State Bank does simultaneously herewith release the Assignment of Real Estate Agreement recorded in Real Record 067, Page 373; now

THEREFORE, James G. Alston and wife, Carol L. Alston do hereby enter into this Modification Agreement with Central State Bank, modifying the mortgage recorded in Real Record 054, Page 680, and the companion mortgage recorded in Real Record 066, Page 753, to further include the following property described as follows:

SURFACE RIGHTS ONLY TO:

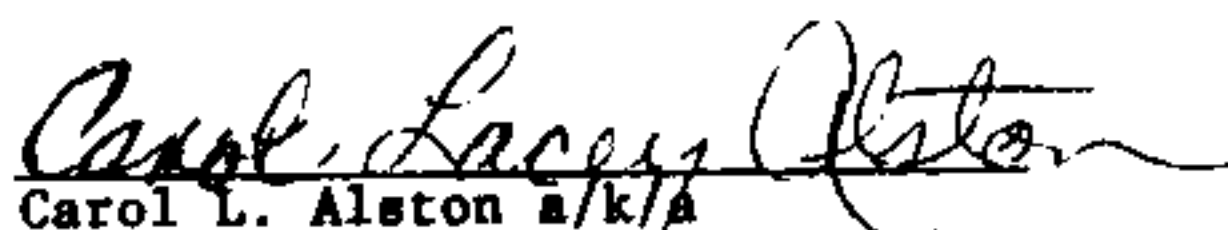
S 1/2 of NE 1/4 and NW 1/4 of NE 1/4 Section 30, Township 21 South, Range 1 East. Situated in Shelby County, Alabama.

BOOK 098 PAGE 625
TOGETHER WITH a non-exclusive fifty (50) foot wide road right of way easement for ingress, egress and utilities, along the existing road running Northeasterly from said Highway #28 across the E 1/2 of SW 1/4 of NW 1/4 and SE 1/4 of NW 1/4 in Section 30, Township 21 South, Range 1 East; and also a non-exclusive fifty (50) foot wide road right of way easement for ingress, egress, and utilities over and across the SE 1/4 of NW 1/4, Section 30, Township 21 South, Range 1 East, along the most direct and feasible route between said existing road and the West line of the SW 1/4 of NE 1/4 of Section 30, Township 21 South, Range 1 East, Shelby County, Alabama; and also a fifty (50) foot wide non-exclusive road right of way easement for ingress, egress and utilities, along the road running Northwesterly from Highway #28, across the N 1/2 of NW 1/4, Section 30, to the SW 1/4 of SW 1/4, Section 19, all in Township 21 South, Range 1 East, Shelby County, Alabama.

It is specifically understood between the parties that there are no new funds disbursed under the mortgages modified herein, the principal and interest being the same as that shown in mortgage recorded in Real Record 054, Page 680, in the Probate Office of Shelby County, Alabama.

IN WITNESS WHEREOF, the parties to this agreement have set their hands and seals, this 3rd day of November, 1986.


James G. Alston


Carol L. Alston a/k/a
Carol Lacey Alston

CENTRAL STATE BANK


William M. Schroeder, President

STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned, a Notary Public, in and for said County, in said State, hereby certify that James G. Alston and wife, Carol L. Alston, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 3rd day of November, 1986.

exp 3-88

Mrs. Jean King
Notary Public

STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned authority, a Notary Public, in and for said County, in said State, hereby certify that William M. Schroeder, whose name as President of Central State Bank, is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that being informed of the contents of the conveyance, he as such officer and with full authority, executed the same for and as the act of said corporation.

Given under my hand and official seal, this 3rd day of November, 1986.

exp 3-88

Mrs. Jean King
Notary Public

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STATE OF ALABAMA
SHELBY COUNTY
NOTARY PUBLIC
1986 NOV -5 AM 9:53
JUDGE [Signature]

RECORDING FEES	
Recording Fee	\$ 5.00
Index Fee	3.00
TOTAL	\$ 8.00