

MORTGAGE LIEN SUBORDINATION AGREEMENT

STATE OF ALABAMA)

COUNTY OF JEFFERSON)

KNOW ALL MEN BY THESE PRESENTS, That

WHEREAS, on January 10, 1986, Robert F. Stanford and Frances S. Stanford (hereinafter referred to as "Mortgagor") did execute in favor of Central Bank of the South (hereinafter referred to as "Mortgagee") a mortgage which then and does now constitute a lien as recorded in Real Volume 56, Page 814, in the Office of the Judge of Probate of Shelby County, Alabama and said property is described as follows:

The SW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 22, Township 18 South, Range 1 West, Shelby County, Alabama.

WHEREAS, the sum of One Hundred Thousand and no/100-----

-----(\$100,000.00) still owed on the debt secured by such mortgage; and

WHEREAS, Mortgagor desires to refinance said property through a new term mortgage in favor of Central Bank of Birmingham (hereinafter referred to as "Central") and to secure such loan by mortgage lien on the above described property, and desires that mortgage lien in favor of Mortgagee be subordinated and made junior to a mortgage lien which Mortgagor desires to effect by executing said mortgage with Central;

WHEREAS, Mortgagee (in consideration of the fact that their mortgage will be better secured as a second lien on the property) has previously agreed, and are now willing and desirous of executing such document as is necessary to effect the subordination of their mortgage lien so as to allow Mortgagor to execute a mortgage furnishing a valid first lien in favor of and to Central;

NOW THEREFORE, Mortgagee does hereby subordinate his mortgage lien on the above described land, as established by mortgage, with such mortgage now, by virtue of this document, hereby being made subordinate and junior to the mortgage executed by Mortgagor to Central, on December 24, 1986, a copy of which is attached hereto, to secure an indebtedness of Robert F. Stanford and Frances S. Stanford

Central Bank of the So.

Be it known, however, that the mortgage in favor of Mortgagee shall in all other respects remain in full force and effect and constitute a first valid lien against the above described property as to all other liens (with the sole exception of the lien created in favor of Central).

Mortgagor and Mortgagee warrant that Mortgagee is the owner of the mortgage.

IN WITNESS WHEREOF, we have hereunto set our signatures and seals this

7th day of January, 1987

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Central Bank of the South
BY [Signature]
ITS Loan Center Manager

STATE OF ALABAMA)

COUNTY OF JEFFERSON)

I, the undersigned, a Notary Public, in and for said County, in said State, hereby certify that Jon A. Carter whose name is signed to the foregoing instrument, and who is, are known to me, acknowledged before me on this day, that being informed of the contents of the foregoing instrument, has executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this the 7 day of January, 1987.

[Signature]
NOTARY PUBLIC



STATE OF ALABAMA)

COUNTY OF JEFFERSON)

I, the undersigned, a Notary Public, in and for said County, in said State, hereby certify that Jon Carter whose name as Loan Center Manager of Central Bank of the South, a Corporation, is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of such instrument, he, 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 the _____ day of _____, 19__.

NOTARY PUBLIC

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

1987 JAN 14 PM 1:10

[Signature]
JUDGE OF PROBATE

RECORDING FEES

Recording Fee \$ 5.00

Index Fee 1.00

TOTAL \$ 6.00