

SUBORDINATION AGREEMENT

THIS SUBORDINATION OF MORTGAGE executed this 30th day of August 1995 by First Alabama Bank (hereinafter referred to as the "Mortgagee").

WITNESSETH:

WHEREAS, Mortgagee is the owner and holder of that certain second mortgage from Jessie A. Lester and wife, Gloria D. Lester (with a Maximum line of \$50,000.00 available to draw) recorded in Instrument # 1993-10873 in the Probate Office of Shelby County, Alabama, being more particularly described as follows:

Lot 65, according to the Survey of Homestead, third Sector, as recorded in Map Book 6, Page 118, in the Probate Office of Shelby County, Alabama.

AND WHEREAS, Magnolia Federal Bank for Savings, a corporation is making a mortgage loan to Jessie A. Lester and Wife, Gloria D. Lester (to refinance the original first mortgage loan to Jefferson Federal Savings and Loan Association of Birmingham, recorded in Volume 375, Page 256 and assigned to Federal Home Loan Mortgage Corporation in Instrument 1992-3798; in the Probate Office of Shelby County, Alabama said loan secured by a mortgage which encumbers the above described real Property:

WHEREAS, Magnolia Federal Bank for Savings, a Corporation as a condition for making a new mortgage loan, requires Mortgagee to subordinate the lien of its mortgage to the lien of the new Magnolia Federal Bank for Savings, a corporation and Mortgagee has agreed to do so.

NOW, THEREFORE, for and in consideration of the premises hereof and of the mutual advantages and benefits accruing to the parties hereto, and in further consideration of the sum of TEN DOLLARS in hand paid by Magnolia Federal Bank for Savings, a Corporation the receipt and sufficiency of which is hereby acknowledged, Mortgagee does hereby covenant, consent and agree to and with Magnolia Federal Bank for Savings, a Corporation that the lien of First Alabama Bank, shall be and the same is hereby made subordinate, inferior, and subject in every respect to the lien of Magnolia Federal Bank for Savings, a Corporation which was granted by Jessie A. Lester and wife, Gloria D. Lester to Magnolia Federal Bank for Savings, a Corporation to refinance the original mortgage recorded in Volume 375, Page 256, and assigned in Instrument 1992-3798 which encumbers the above described property; provided, however that this subordination is limited to the amount of \$47,100.00.

IN WITNESS WHEREOF, this agreement is executed the day and year first above written.

Signed, sealed and delivered  
in the presence of:

Bessie L. Bailey

FIRST ALABAMA BANK

By: Betty S. Lavier  
Betty S. Lavier  
Vice President

Prepared by:  
Betty Lavier  
First Alabama Bank  
417 No. 20th Street  
Birmingham, AL 35203  
Phone: (205) 326-7154

Inst # 1995-25917

09/18/1995-25917  
10:27 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
002 SNA 11.00


Inst # 1995-25917

09/18/1995-25917  
10:27 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
002 SNA 11.00

STATE OF ALABAMA

COUNTY OF JEFFERSON

The foregoing instrument was acknowledged before me this 30th  
day of August, 1995 by Betty S. Lavier as  
Vice President, Downtown Branch, of FIRST ALABAMA BANK, on behalf  
of the bank.

  
Notary Public

My Commission Expires: ~~MY COMMISSION EXPIRES APRIL 14, 1996~~