

SUBORDINATION AGREEMENT

THIS SUBORDINATION OF MORTGAGE executed this 24TH day of August 1998 by Regions Bank (formerly First Alabama Bank) (hereinafter referred to as the "Mortgagee").

"WITNESSETH"

WHEREAS, Mortgagee is the owner and holder of that certain mortgage from Patricia Wayne Wright, a single individual (with a maximum line of \$35,000.00 available to draw being amended and decreased to \$28,300.00) recorded in Instrument Number 1998-25264, said mortgage amended and modified by instrument recorded in Instrument Number 1998-17611 in the Probate Office of Shelby County, Alabama, being more particularly described as follows:

Lot 31, according to the Map and Survey of Stratford Place, Phase II, Final Plat, as recorded in Map Book 12, Page 91, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

WHEREAS, SouthTrust Mortgage Corporation is making a mortgage loan to Patricia Wayne Wright, a single individual (to refinance the mortgage loan to Altus Mortgage Corp., recorded in Real 245, page 77 said mortgage was corrected and refiled by instrument recorded in Real 251, page 19 said mortgage being further transferred and assigned to Colonial Mortgage Company by instrument recorded in Real 299, page 653, in the Probate Office of Shelby County, Alabama.) in the amount of \$96,700.00 said loan secured by a mortgage which encumbers the above described real Property:

WHEREAS, SouthTrust Mortgage 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 SouthTrust Mortgage 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 SouthTrust Mortgage Corporation to Mortgagee, the receipt and sufficiency of which is hereby acknowledged, Mortgagee does hereby covenant, consent and agree to and with SouthTrust Mortgage Corporation, that the lien of Regions Bank, shall be and the same is hereby made subordinate, inferior and subject in every respect to the lien of SouthTrust Mortgage Corporation, which was granted by Patricia Wayne Wright, a single individual to refinance the mortgage recorded in Instrument Real 245, page 77 said mortgage was corrected and refiled by instrument recorded in

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Real 251, page 19, said mortgage being further transferred and assigned to Colonial Mortgage Company by instrument recorded in Real 299, page 653 in the Probate Office of Shelby County, Alabama, which encumbers the above described property provided, however that this subordination is limited to the amount of 96,700.00.

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

Signed, sealed and delivered
in the presence of:

Andrie Melgren

REGIONS BANK

BY: Betty S. Lavier
Betty S. Lavier
Vice President

STATE OF ALABAMA

COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Betty S. Lavier, whose name as Vice President of Regions Bank, a corporation, is signed to the foregoing subordination agreement and who is personally known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, 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 seal this 24TH day of August, 1998.

W. S. Shubert
Notary Public

My Commission Expires: 12/10/2000

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