

SUBORDINATION AGREEMENT

THIS SUBORDINATION OF MORTGAGE executed this 3rd day of June 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 Larry Guy (also known as Larry O. Guy) and wife, Kim Guy (also known as Kim K. Guy) (with a maximum line of \$18,000.00 available to draw) to Regions Bank recorded in 1998/21353 in the Office of the Judge of Probate of Shelby County, Alabama, being more particularly described as follows:

SEE EXHIBIT "A" ATTACHED

WHEREAS, Castle Mortgage Corporation is making a mortgage loan to Larry Guy (also known as Larry O. Guy) and wife, Kim Guy (also known as Kim K. Guy) (to refinance the original first mortgage loan to Regions Bank, recorded in Inst. # 1996-41705 on December 19, 1996 and modified and recorded in Inst. # 1997-23658 in the office of the Judge of Probate of Shelby County, Alabama.) in the amount of \$156,000.00 said loan secured by a mortgage which encumbers the above described real Property:

WHEREAS, Castle 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 Castle 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 Castle Mortgage Corporation to Mortgagee, the receipt and sufficiency of which is hereby acknowledged, Mortgagee does hereby covenant, consent and agree to and with Castle 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 Castle Mortgage Corporation, which was granted by Larry Guy (also known as Larry O. Guy) and wife, Kim Guy (also known as Kim K. Guy) to refinance the original first mortgage recorded in Inst. # 1996-41705 on December 19, 1996 and modified in Inst. # 1997-41705, which encumbers the above described property provided, however that this subordination is limited to the amount of 156,000.00.

Inst # 1998-45761

11/18/1998-45761
10:20 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
003 SH 19.50

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

Signed, sealed and delivered
in the presence of:

James H. Lewis

REGIONS BANK

BY: *Maclin F. Smith*
Maclin F. Smith
President

STATE OF ALABAMA

COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Maclin F. Smith, whose name as 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, 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 seal this 3rd day of June, 1998.

John J. Plummer
Notary Public

My Commission Expires: 2/3/99

Inst • 1998-45761

11/18/1998-45761
10:20 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
003 004 13.50

EXHIBIT "A"

Said Property situated partly in the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$ and the SW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 28, Township 19 South, Range 2 East and being more particularly described as follows:

Commence at the NW corner of the NE $\frac{1}{4}$ of Section 28, Township 19 South, Range 2 East as the point of beginning and run South 01-39-02W along the West line of said $\frac{1}{4}$ 1419.67 feet to the Northwesterly Right of Way of CSX Railroad; thence, run North 59-39-47 East along said right of way 700.00 feet; thence, run North 01-39-02 East 1023.04 feet to a point 25.00 feet South of the North line of the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 28; thence, run South 88-16-15 East 656.00 to the Southwesterly right of way of Shelby County Highway #83; thence, run North 46-10-21 West along said right of way 37.40 feet to an existing 5/8" rebar on said right of way and section line; thence, run North 88-16-15 West along said section line 1222.00 feet to the point of beginning.