

ASSUMPTION AGREEMENT

WITH RELEASE

Loan No. 117083-6

Inst # 1999-38776

WHEREAS REGIONS MORTGAGE, INC., hereinafter referred to as "Lender",

loaned THOMAS F FOX

_____ hereinafter referred to as "Borrowers",

the sum of SEVENTY SEVEN THOUSAND FOUR HUNDRED THIRTY FOUR Dollars

(\$ 77,434.00), as evidenced by note and mortgage dated 1/17/90 and recorded

in Real 275 Real 317
Page 176 and at Page 947 of the Probate Records of Shelby County, Alabama

WHEREAS, said Borrowers have sold said property to the undersigned Purchasers and said Purchasers desire to assume and agree to pay said indebtedness and perform all the obligations of Borrowers, and said Borrowers desire to be released from said obligations, and Lender is willing to accept said assumption and release said original borrowers;

THEREFORE, for and in consideration of the premises and other good and valuable considerations, the undersigned Purchasers hereby assume and agree to pay the indebtedness evidenced by said note and mortgage and perform all of the obligations

provided therein, it being agreed and understand that as of this date said indebtedness is Sixty-Eight Thousand, Four

hundred Ninety-Four & 59/100 Dollars (\$ 68,494.59), and that the interest rate shall be 8.00 % per annum, and that

the monthly payments shall be made beginning the 1st day of October, 19 99
in the sum of as follows:

| | |
|--------------------------|------------------|
| Principal and interest | \$ <u>568.18</u> |
| Accrued taxes | _____ |
| Accrued hazard insurance | _____ |
| FHA M.I. or P.M.I. | _____ |
| Total | <u>669.62</u> |

per month, and that in all other aspects, all terms and conditions of said note shall remain in full force and effect, and Lender hereby releases and discharges said original Borrowers upon their personal obligation upon said indebtedness.

This assumption by said Purchasers is joint and several and shall bind them, their heirs, personal representatives, successors and assigns.

IN WITNESS WHEREOF, the parties have hereunto executed this instrument, this 15th day of
September, 19 99

Thomas F. Fox L.S.
THOMAS F. FOX

Tracy D. Fox L.S.
TRACY D. FOX

Borrowers L.S.

Purchasers L.S.

09/16/1999-38776
11:10 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 CJ1 11.00

STATE OF ALABAMA)
)
 SHELBY COUNTY))

I, the undersigned authority, a Notary Public in and for said
County, in said State, do hereby certify that Tracy D. Fox and Thomas F. Fox, Wife and Husband

_____, whose name(s) are signed to the foregoing instrument and who are known to me, acknowledged before me on this day that, being informed of the contents of said instrument, they executed the same voluntarily on the day of the same bears date.

GIVEN under my hand and official seal this the 15th day of September, 19 99

NOTARY PUBLIC

My commission expires:

STATE OF _____)
)
 _____ COUNTY)

I, _____, a Notary Public in and for said
County, in said State, do hereby certify that _____

_____, whose name(s) are signed to the foregoing instrument and who are known to me, acknowledged before me on this day that, being informed of the contents of said instrument, they executed the same voluntarily on the day of the same bears date.

GIVEN under my hand and official seal this the _____ day of _____, 19____

NOTARY PUBLIC

My commission expires:

IN WITNESS WHEREOF, _____
has caused this instrument to be executed by the undersigned as its authorized representatives on the day hereinabove written.

BY: _____

AS ITS:

ATTESTED:

BY:

AS ITS:

STATE OF _____)
)
 _____ COUNTY)

I, _____, a Notary Public in and for said
County, in said State, do hereby certify that _____

and _____ are signed to the foregoing instrument and who are known to me, acknowledged before me on this day, that being informed of the contents of said instrument, they, as such officers and with full authority, executed the same voluntarily for and as the act of said Corporation on the day the same bears date.

GIVEN under my hand and official seal of office this _____ day of _____, 19____

09/15/1999-38776
NOTARY PUBLIC
11:10 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
Commission Expires: 11/99
002 CJ1