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07549366

Freddie Mac Loan Number: 0666848025  
Servicer Loan Number: 6000672268

**BALLOON LOAN MODIFICATION**  
(Pursuant to the Terms of the Balloon Note Addendum and Balloon Rider)

**TWO ORIGINAL BALLOON LOAN MODIFICATIONS  
MUST BE EXECUTED BY THE BORROWER:  
ONE ORIGINAL IS TO BE FILED WITH THE BALLOON NOTE AND  
ONE ORIGINAL IS TO BE RECORDED IN THE LAND RECORDS WHERE THE  
SECURITY INSTRUMENT IS RECORDED**

This Balloon Loan Modification ("Modification"), entered into effective as of the **First** day of  
May, **2001**, between

**Carol E. Davis**

("Borrower") and

**Carolina First Bank** ("Lender"),  
amends and supplements (1) the Mortgage, Deed of Trust or Deed to Secure Debt (the "Security  
Instrument"), dated **April 29, 1994**, securing the original principal sum of U.S.  
**\$ 65,000.00**, and recorded in Book or Liber **1994**, at page(s) **15685**, of the

**Clerk of Superior Court**

[Name of Records]

Records of

**Shelby, Alabama**

; and

[County and State, or other jurisdiction]

(2) the Balloon Note bearing the same date as, and secured by, the Security Instrument, (the "Note") which  
covers the real and personal property described in the Security Instrument and defined in the Security  
Instrument as the "Property", located at

**928 Frontier Drive, Pelham, AL 35124**

[Property Address]

**MULTISTATE BALLOON LOAN MODIFICATION-Single Family-Freddie Mac UNIFORM INSTRUMENT**

VMP-868 (9711)

Form 3293 3/97

Page 1 of 3

Initials: ced

VMP MORTGAGE FORMS-(800)521-7291

Inst # 2001-24953

06/19/2001-24953  
08:42 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE

004 CJ1 21.00

the real property described being set forth as follows:

**Lot 15 in Block 1, According to the survey of Cahaba Valley Estates, First Sector, as Recorded in Map Book 5, Page 84 in the Probate Office of Shelby County, Alabama.**

To evidence the election by the Borrower of the [Conditional Right to Refinance] [Conditional Modification and Extension of Loan Terms] as provided in the Balloon Note Addendum and Balloon Rider and to modify the terms of the Note and Security Instrument in accordance with such election, Borrower and Lender agree as follows (notwithstanding anything to the contrary contained in the Note or Security Instrument):

1. The Borrower is the owner and occupant of the Property.
2. As of **May 01, 2001**, the amount payable under the Note and Security Instrument (the "Unpaid Principal Balance") is U.S. \$ **47,443.85**
3. The Borrower promises to pay the Unpaid Principal Balance, plus interest, to the order of the Lender. Interest will be charged on the Unpaid Principal Balance at yearly rate of **7.375 %**, beginning **May 01, 2001**. The Borrower promises to make monthly payments of principal and interest of U.S. \$ **358.22**, beginning on the **First** day of **June, 2001**, and continuing thereafter on the same day of each succeeding month until principal and interest are paid in full. If on **May 01, 2024** (the "Modified Maturity Date"), the Borrower still owes amounts under the Note and the Security Instrument, as amended by this Modification, the Borrower will pay these amounts in full on the Modified Maturity Date.  
The Borrower will make such payments at **P.O. Box 11277, Columbia, SC 29211** or at such other place as the Lender may require.
4. The Borrower will comply with all other covenants, agreements, and requirements of the Note and the Security Instrument, including without limitation, the Borrower's covenants and agreements to make all payments of taxes, insurance premiums, assessments, escrow items, impounds, and all other payments that the Borrower is obligated to make under the Security Instrument; however, all the terms and provisions of the Balloon Note Addendum and Balloon Rider are forever cancelled, null and void, as of the Maturity Date of the Note.
5. Nothing in this Modification shall be understood or construed to be a satisfaction or release in whole or in part of the Note and Security Instrument. Except as otherwise specifically provided in this

Modification, the Note and Security Instrument will remain unchanged and in full effect, and the Borrower and Lender are bound by, and comply with, all of the terms and provisions thereof, as amended by this Modification.

[To be signed and dated by all borrowers, endorsers, guarantors, sureties, and other parties signing the Balloon Note and Security Instrument.]

5/11/01  
Date

Carol E. Davis (Seal)  
-Borrower

\_\_\_\_\_  
Date

\_\_\_\_\_  
(Seal)  
-Borrower

5/11/01  
Date

Becley Summer (Seal)  
-Witness

5/11/01  
Date

Kara Jackson (Seal)  
-Witness

\_\_\_\_\_  
Date

\_\_\_\_\_  
(Seal)  
-Witness

\_\_\_\_\_  
Date

\_\_\_\_\_  
(Seal)  
-Witness

Prepared By:  
KAREN PORTH  
CAROLINA FIRST BANK  
151 CORLEY MILL RD.  
LEXINGTON, SC.

[Space Below This Line for Endorsements]

**(Individual)**

Notary Acknowledgment

State of Alabama

County of Jefferson

On 5/11/2001, before me, Janice M. Gordon, personally appeared Carol E. Davis, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that he/she executed the same in his/her authorized capacity, and that by his/her signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

Witness my hand and official seal

Janice M. Gordon  
NOTARY PUBLIC STATE OF ALABAMA AT LARGE  
MY COMMISSION EXPIRES: Jan. 27, 2002.  
BONDED THRU NOTARY PUBLIC UNDERWRITERS

(This area for official notary seal)

**(Corporate)**

Notary Acknowledgment

State of \_\_\_\_\_

County of \_\_\_\_\_

Inst # 2001-24953

06/19/2001-24953

08:42 AM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE

On \_\_\_\_\_, before me, \_\_\_\_\_, personally appeared \_\_\_\_\_, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that he/she executed the same in his/her authorized capacity, and that by his/her signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.



U07549366-010R04

BLLN LN MODIFICA

REF# 20077294

US Recordings

Witness my hand and official seal

(This area for official notary seal)