

Subordination Agreement

This Subordination of Mortgage is executed this 19th day of August, 2003 by Regions Bank

Witnesseth

WHEREAS, Regions Bank is the owner and holder of the certain mortgage in the amount of **Thirty Four Thousand Four Hundred Dollars (\$34,400.00)** from **Russell Eric Taylor and Jennifer Harmon Taylor** recorded on **February 8, 2002** in **Instrument Number 2002-6822**, in the Probate Office of **Shelby County, Alabama**, said property being more particularly described as follows:

Lot 3, Block 5, according to the Survey of Dearing Downs. Second Addition, as recorded in Map Book 9, Page 33, in the Probate Office of Shelby County, Alabama.

WHEREAS, Regions Mortgage, Inc. has made a mortgage loan in the amount of **Ninety Three Thousand Five Hundred Dollars (\$93,500.00)** to **Russell Eric Taylor and Jennifer Harmon Taylor** recorded on February 8, 2002 in Instrument Number 2002-6822, in the Probate Office of **Shelby County, Alabama**, said loan secured by a mortgage which encumbers the above described real property.

WHEREAS, Regions Mortgage, Inc. as a condition for making a first mortgage loan requires **Regions Bank** to subordinate the lien of its mortgage to the lien of **Regions Mortgage, Inc.** and **Regions Bank** has agreed to do so.

NOW THEREFORE, for and in consideration of premises hereof and of mutual advantages and benefits accruing to the parties hereto, **Regions Bank** does hereby covenant, consent and agree to and with **Regions Mortgage, Inc.** 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 **Regions Mortgage, Inc.**, which encumbers the above described property provided, however, that the subordination is limited to the amount of **Thirty Four Thousand Four Hundred Dollars (\$34,400.00)**.

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

Signed, sealed and delivered in the presence of:

Regions Bank

BY: *D. L. A. Swann*

ITS: *VP*

(State of ALABAMA)
(JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **George Pelekis** whose name as **Senior Vice President of Regions Bank**, is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the content of said instrument, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation on the same day the same bears date.

Given under my hand and official seal the 19th day of August, 2003

Notary Public: *Liane B. Deal*
My commission expires: MY COMMISSION EXPIRES MAY 30, 2005