



WHEN RECORDED MAIL TO:  
Regions Loan Servicing Release  
P O Box 4897  
Montgomery, AL 36103

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE ONLY



**MODIFICATION OF MORTGAGE**



\*DOC48002900000290286595000000\*

**THIS MODIFICATION OF MORTGAGE** dated August 6, 2004, is made and executed between Richard S Wolfe, whose address is 2302 Kala Street, Helena, AL 35080-3720 and Linda K Wolfe, whose address is 2302 Kala Street, Helena, AL 35080-3720; HUSBAND AND WIFE (referred to below as "Grantor") and REGIONS BANK, whose address is 335 HELENA MARKETPLACE, HELENA, AL 35080 (referred to below as "Lender").

**MORTGAGE.** Lender and Grantor have entered into a Mortgage dated June 21, 1999 (the "Mortgage") which has been recorded in Shelby County, State of Alabama, as follows:

Recorded on 07/07/1999 in the office of the Judge of Probate, Instrument # 1999-28549.

**REAL PROPERTY DESCRIPTION.** The Mortgage covers the following described real property located in Shelby County, State of Alabama:

Lot 2, Block C according to the Amended Map of Fox Haven, First Sector, as recorded in Map Book 7, Page 86 in the Probate Office of Shelby County, Alabama.

The Real Property or its address is commonly known as 2302 Kala Street, Helena, AL 35080.

**MODIFICATION.** Lender and Grantor hereby modify the Mortgage as follows:

Principal increase from \$33,000.00 to \$70,000.00.

**CONTINUING VALIDITY.** Except as expressly modified above, the terms of the original Mortgage shall remain unchanged and in full force and effect and are legally valid, binding, and enforceable in accordance with their respective terms. Consent by Lender to this Modification does not waive Lender's right to require strict performance of the Mortgage as changed above nor obligate Lender to make any future modifications. Nothing in this Modification shall constitute a satisfaction of the promissory note or other credit agreement secured by the Mortgage (the "Note"). It is the intention of Lender to retain as liable all parties to the Mortgage and all parties, makers and endorsers to the Note, including accommodation parties, unless a party is expressly released by Lender in writing. Any maker or endorser, including accommodation makers, shall not be released by virtue of this Modification. If any person who signed the original Mortgage does not sign this Modification, then all persons signing below acknowledge that this Modification is given conditionally, based on the representation to Lender that the non-signing person consents to the changes and provisions of this Modification or otherwise will not be released by it. This waiver applies not only to any initial extension or modification, but also to all such subsequent actions.

**GRANTOR ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS MODIFICATION OF MORTGAGE AND GRANTOR AGREES TO ITS TERMS. THIS MODIFICATION OF MORTGAGE IS DATED AUGUST 6, 2004.**

**THIS MODIFICATION IS GIVEN UNDER SEAL AND IT IS INTENDED THAT THIS MODIFICATION IS AND SHALL CONSTITUTE AND HAVE THE EFFECT OF A SEALED INSTRUMENT ACCORDING TO LAW.**

GRANTOR:

X Richard S Wolfe (Seal)  
Richard S Wolfe

X Linda K Wolfe (Seal)  
Linda K Wolfe

LENDER:

REGIONS BANK  
Leland C Moon (Seal)  
Authorized Signer

This Modification of Mortgage prepared by:

Name: Rachel Anne Nance  
Address: 335 HELENA MARKETPLACE  
City, State, ZIP: HELENA, AL 35080

MODIFICATION OF MORTGAGE  
(Continued)

Loan No: 02900000290286595

20040813000455300 Pg 2/2 69.50  
Shelby Cnty Judge of Probate, AL  
08/13/2004 11:16:00 FILED/CERTIFIED

INDIVIDUAL ACKNOWLEDGMENT

STATE OF Alabama )  
 )  
COUNTY OF Jefferson ) SS  
 )

I, the undersigned authority, a Notary Public in and for said county in said state, hereby certify that **Richard S Wolfe and Linda K Wolfe, HUSBAND AND WIFE**, whose names 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 Modification, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 6th day of August, 2004.  
Richard S. Wolfe  
Notary Public

My commission expires May 2, 2005

LENDER ACKNOWLEDGMENT

STATE OF Alabama )  
 )  
COUNTY OF Jefferson ) SS  
 )

I, the undersigned authority, a Notary Public in and for said county in said state, hereby certify that Regions Bank a corporation, is signed to the foregoing Modification and who is known to me, acknowledged before me on this day that, being informed of the contents of said Modification of Mortgage, he or 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 official seal this 6th day of August, 2004.  
Richard S. Wolfe  
Notary Public

My commission expires May 2, 2005