

RECORDING REQUESTED BY:
Service Link


20040930000540950 Pg 1/3 17.00
Shelby Cnty Judge of Probate, AL
09/30/2004 10:59:00 FILED/CERTIFIED

WHEN RECORDED MAIL TO:

Service Link
4000 Industrial Boulevard
Aliquippa, PA 15001
1-800-439-5451-960842

SUBORDINATION OF MORTGAGE

FROM South Trust Bank, with its primary office address at **220 Wildwood Parkway Ste 302** Birmingham, AL 35209 (hereinafter called "Mortgagee")

TO WASHINGTON MUTUAL BANK, with its primary office address at **8880 FREEDOM CROSSING TRAIL** (hereinafter called "Lender")

Whereas, Mortgagee is the holder of a valid mortgage granted to D. Craig Bonnell and Rita E. Bonnell, husband and wife, as joint tenants with right of survivorship (hereinafter called "Owner") covering certain real property owned by Owner and located at 5206 S SHADES CREST RD BESSEMER, Alabama, more fully described on Exhibit "A" hereto and incorporated herein (hereinafter called "Property") which mortgage secured a note dated **05/22/1996** in favor of **South Trust Bank** in the original principal sum of \$100,000.00 which recorded on 08/29/1996 in the SHELBY County Records Office, at Instrument number 1996-28382, (hereinafter the "prior mortgage"); and

WHEREAS, Owner has executed, or is about to execute a mortgage (hereinafter referred to as "Lender's Security Instrument") and note not to exceed the sum of \$64,500.00, dated September 14, 2004, in favor of Lender, payable with interest and upon the terms and conditions described therein, which Lender's Security Instrument is to be recorded concurrently herewith; and

Whereas, the MORTGAGEE has agreed to subordinate the PRIOR MORTGAGE to LENDER'S MORTGAGE.

NOW, THEREFORE, INTENDING TO BE LEGALLY BOUND and in consideration of \$1.00

1. Subordination of Lien: The MORTGAGEE hereby subordinates the PRIOR MORTGAGE and its lien position in and on the PROPERTY to the LENDER'S Mortgage and the lien thereof, as if the LENDER'S Mortgage has been recorded first in time to the PRIOR MORTGAGE and so that all public records will reflect LENDER'S Mortgage superior in lien to the PRIOR MORTGAGE.

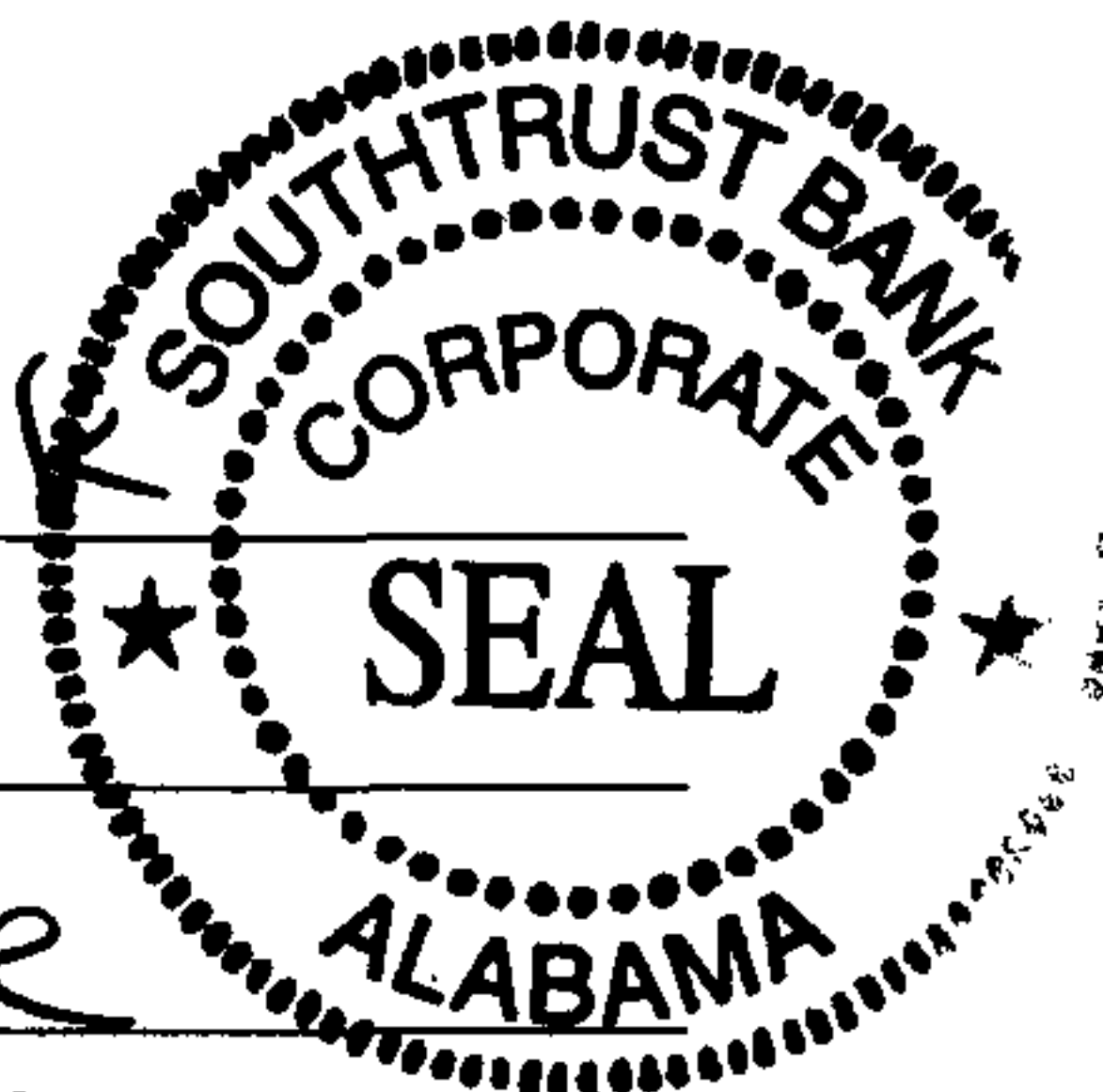
2. This subordination shall be binding upon and insure to the benefit of the respective heirs, successors and assigns of MORTGAGE and LENDER.

WITNESS this the 9 day of August, 2004

· ATTEST:

Sarah Noyes

SouthTrust Bank
Name of Corporation
Stephen A. Pierce
Stephen A. Pierce
Print Name
Vice President
Title



STATE OF Alabama

COUNTY OF Jefferson

On this the 9 day of August, 2004, before me, the undersigned officer of the state and county mentioned, personally appeared Stephen A. Pierce, with whom I am personally acquainted (proven to me on the basis of satisfactory evidence), and who further acknowledged that he is the Vice President (title) of the maker or constituent of the maker and is authorized by the maker and is authorized by the maker or its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Linda F. Myers
NOTARY PUBLIC

My Commission expires MY COMMISSION EXPIRES MAY 30, 2005

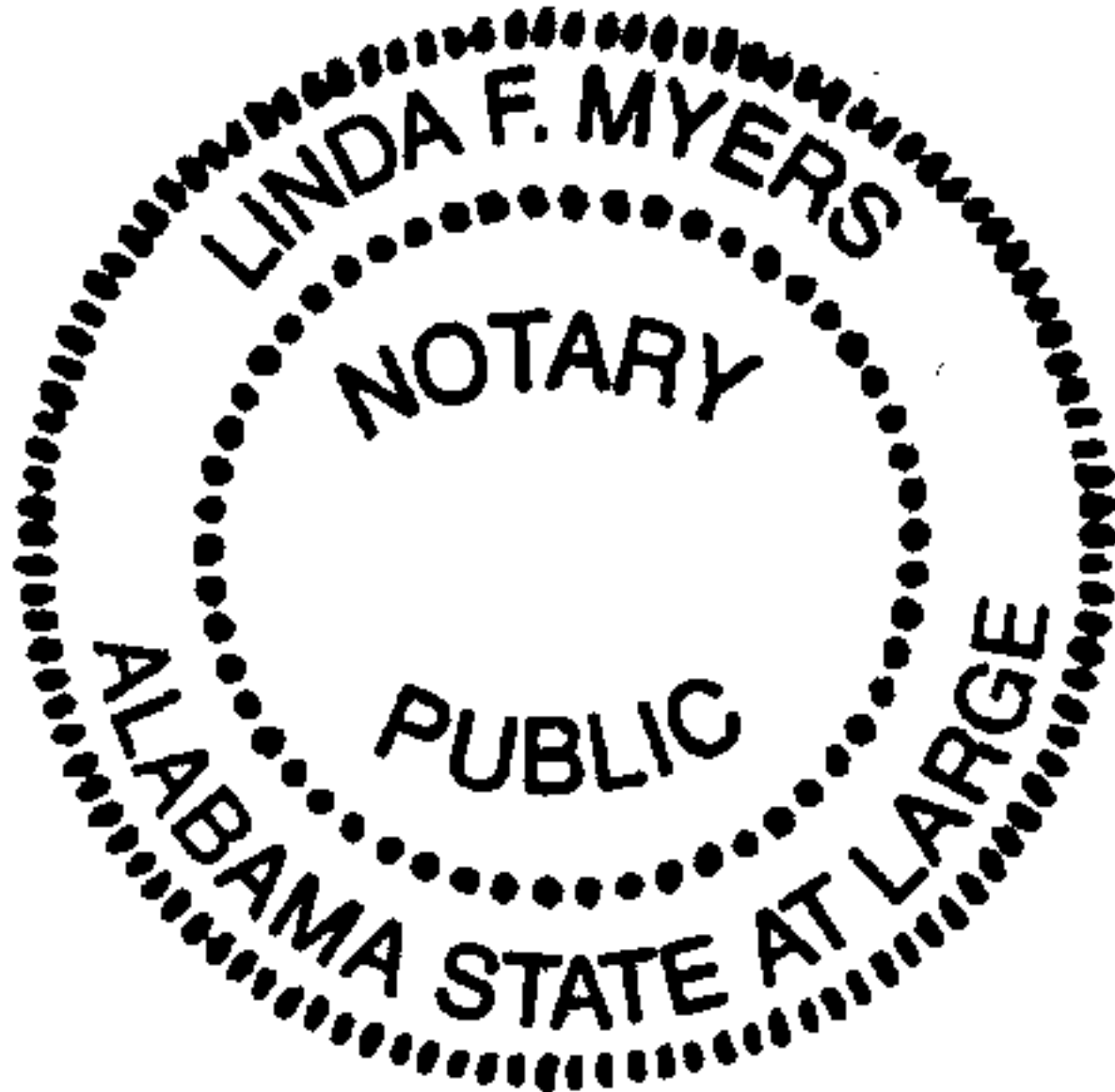


Exhibit "A"
Legal Description

All that certain parcel of land situate in the County of Shelby, State of Alabama being known and designated as follows:

Commence at the Northwest corner of the NW 1/4 of the SE 1/4 of Section 28, Township 20 South, Range 4 West, Shelby County, Alabama and run thence Southerly along the West line of said 1/4-1/4 Section a distance of 1,005.00 feet to the point of beginning of the property being described; thence continue along last described course a distance of 210.00 feet to a point; thence turn 49 deg. 44 min. 24 sec. left and run East-Southeasterly a distance of 280.25 feet to a point on the Westerly right of way line of South Shades Crest Road (a/k/a Shelby County Road No. 2); thence run 89 deg. 41 min. 17 sec. left and run Northwesterly along said right of way line a distance of 209.00 feet to a point; thence turn 96 deg. 58 min. 37 sec. left and run Northwesterly a distance of 419.94 feet to the point of beginning.

Being the same property as conveyed from Frances Chase Wood, a married woman and Donna Chase Henderson, a married woman and Nathan Chase, a married man to D. Craig Bonnell and Rita E. Bonnell, husband and wife, as described in Instrument No. 1995-24788, Recorded 09/07/1995 in SHELBY County Records.

Tax ID: 12-8-28-0-0-12