20060609000274510 1/2 \$17.00 Shelby Cnty Judge of Probate, AL 06/09/2006 12:53:58PM FILED/CERT

THIS INSTRUMENT WAS PREPARED BY: MIKE T. ATCHISON, ATTORNEY AT LAW
P.O. BOX 822
COLUMBIANA, ALABAMA 35051

STATE OF ALABAMA SHELBY COUNTY

GENERAL SUBORDINATION AGREEMENT

WHEREAS, DONALD G. BORRESON and LEIGH E. BORRESON (hereinafter referred to as the "Borrower, whether one or more) have executed the following described mortgages to FIRST UNITED SECURITY BANK, its successors and/or assigns, namely: that certain mortgage from DONALD G. BORRESON and LEIGH E. BORRESON, to FIRST UNITED SECURITY BANK, dated February 1, 2005, recorded as Instrument #20050208000063190; and to that certain mortgage from DONALD G. BORRESON and wife, LEIGH BORRESON, to FIRST UNITED SECURITY BANK, dated July 11, 2005, recorded as Instrument #20050722000367910, said mortgages being modified by Mortgage Modification Agreement by and between DONALD G. BORRESON and LEIGH E. BORRESON, and FIRST UNITED SECURITY BANK, dated October 20, 2005, recorded as Instrument #20051031000564670, and to that certain mortgage from DONALD G. BORRESON and wife, LEIGH E. BORRESON, to FIRST UNITED SECURITY, dated December 16, 2005, recorded as Instrument #20060124000038710, for a loan in the total amount of \$759,100.43, to be secured by a mortgage on the property described as follows:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION, WHICH IS INCORPORATED HEREIN BY REFERENCE.

WHEREAS, LARRY FARR and JO RAY FARR, have a lien or other interest in said property, which would in the absence of this agreement be superior to the above recited mortgages executed by the Borrower to said FIRST UNITED SECURITY BANK, and

WHEREAS, said FIRST UNITED SECURITY BANK, desires the mortgages of LARRY FARR and JO RAY FARR, to be subordinated to the mortgages of FIRST UNITED SECURITY BANK.

NOW THEREFORE, in consideration of the premises and other good and valuable considerations, the undersigned, LARRY FARR and JO RAY FARR, do hereby agrees as follows:

LARRY FARR and JO RAY FARR hereby subordinate to the above recited mortgages executed by the Borrower to FIRST UNITED SECURITY BANK, its successors and/or assigns, all right, title and interest of the undersigned in and to the above described property, situated in Shelby County, Alabama, to-wit:

All rights under that certain mortgage from DONALD BORRESON and wife, LEIGH BORRESON, to LARRY FARR and JO RAY FARR, dated February 1, 2005, recorded as Instrument #20050208000063200, in

the Probate Office of Shelby County, Alabama,

including, without limitation, any lien which the undersigned has on said property.

IN WITNESS WHEREOF, the undersigned has hereunto set its hand and seal, this 1/2H day of May, 2006.

LARRY FARR

JO RAY FARR

STATE OF ALABAMA SHELBY COUNTY

I, the undersigned authority, a Notary Public, in and for said County, in said State, hereby certify that LARRY FARR and JO RAY FARR, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that being informed of the contents of the conveyance, they executed the same voluntarily on the date the same bears date.

Given under my official hand and seal, this I/IH day of May, 2006.

Notary Public

CATHY JOHNSON

Notary Public, AL State at Large

No Comm. Expires July 25, 2006

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EXHIBIT "A" LEGAL DESCRIPTION

A parcel of land in the Southeast quarter of the Northwest quarter and the Southwest quarter of the Northeast quarter of Section 27, Township 21 South, Range 1 East, being more particularly described as follows:

Commencing at the Southwest corner of the Southeast quarter of the Northwest quarter of said Section 27; thence South 89 degrees 44 minutes 09 seconds East, along the South line of said sixteenth section, a distance of 351.99 feet to a 1/2-inch rebar set, at the point of beginning; thence South 89 degrees 44 minutes 09 seconds East along the South line of said sixteenth section, a distance of 816.47 feet to a 1/2" rebar set; thence North 64 degrees 50 minutes 22 seconds East, a distance of 280.21 feet to a point on the 397' contour of Lay Lake; thence along the 397' contour of Lay Lake the following courses, North 46 degrees 02 minutes 07 seconds West, a distance of 28.15 feet, North 27 degrees 09 minutes 09 seconds West, a distance of 44.95 feet, North 10 degrees 52 minutes 17 seconds West, a distance of 504.78 feet, North 25 degrees 42 minutes 15 seconds West, a distance of 372.02 feet, North 88 degrees 03 minutes 34 seconds West, a distance of 234.35 feet, South 08 degrees 11 minutes 03 seconds West, a distance of 160.35 feet, South 78 degrees 07 minutes 02 seconds West, a distance of 77.08 feet, South 78 degrees 49 minutes 25 seconds West, a distance of 87.00 feet, North 72 degrees 18 minutes 28 seconds West, a distance of 97.92 feet, North 86 degrees 33 minutes 16 seconds West, a distance of 165.05 feet, North 23 degrees 21 minutes 04 minutes West, a distance of 157.75 feet, North 49 degrees 33 minutes 04 seconds West, a distance of 38.90 feet; thence South 00 degrees 15 minutes 51 seconds West, a distance of

ALSO, a 30' wide easement for ingress and egress, being more particularly described as follows:
Beginning at the Southwest corner of the Southeast quarter of the Northwest quarter of said Section 27; thence South 89 degrees 44 minutes 09 seconds East, along the South line of said sixteenth section, a distance of 451.99 feet to a point; thence South 00 degrees 15 minutes 51 seconds East, a distance of 30.00 feet to a point; thence North 89 degrees 44 minutes 09 seconds West, a distance of 1306.91 feet to a point on the East end of Compton Cemetery Road; thence North 00 degrees 15 minutes 51 seconds West, along the East end of Compton Cemetery Road, a distance of 30.00 feet to a point on the South line of the Southwest quarter of the Northwest quarter of said Section 27; thence South 89 degrees 44 minutes 09 seconds East, a distance of 854.92 feet to the point of beginning.

Situated in Shelby County, Alabama.

1032.07 feet to the point of beginning.

According to the survey of Sid Wheeler, dated September 20, 2004.