

85969


Mortgage Increase

MORTGAGE MODIFICATION AGREEMENT

THIS MORTGAGE MODIFICATION AGREEMENT is made and entered into on **June 12, 2008** by and between **Calera and Shelby Railroad and Museum, Inc, DBA Heart of Dixie Railroad Museum, Inc** (hereinafter referred to as the "Mortgagor") and **CENTRAL STATE BANK**, (hereinafter called the "Mortgagee").


Mortgagor has entered into an original mortgage agreement with Mortgagee on **09/05/2003** as recorded in **Inst# 20030918000629440** on **09/18/2003** and rerecorded in **Inst# 20040220000089540** on **02/20/2004** to correct name, and reinstated on **05/28/2008** and recorded in **Inst# 20080606000230130** in the Office of the Judge of Probate of **Shelby County, Alabama**. Both Mortgagor and Mortgagee desire to amend the terms of the original mortgage and note executed simultaneously therewith.

These things considered, Mortgagee hereby allows Mortgagor to increase the original mortgage from **Eight Seven Thousand One Hundred Seventy Nine Dollars and 80/100 (\$87,179.80)** to **One Hundred Twelve Thousand Dollars and 00/100 (\$112,000.00)**. The new note shall be secured by the original above described mortgage as amended herein and amortized under the terms and conditions of the new note executed simultaneously with this agreement.


20080618000247960 1/2 \$53.35
Shelby Cnty Judge of Probate, AL
06/18/2008 09:40:35AM FILED/CERT

IN WITNESS WHEREOF, Mortgagors and Mortgagee have hereunto set their hands and seals on this the **12th** day of **June, 2008**.

**CALERA AND SHELBY RAILROAD AND
MUSEUM, INC
DBA Heart of Dixie Railroad Museum Inc**

By 
George Williams, President


(MORTGAGOR)

CENTRAL STATE BANK

By 
Carlene R Hadaway, Senior Vice President

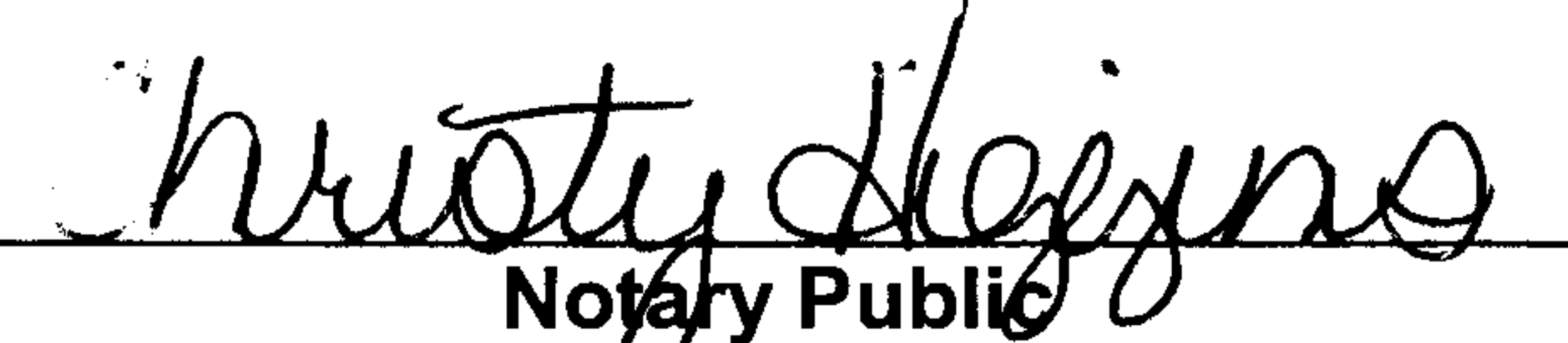
(MORTGAGEE)

STATE OF ALABAMA
SHELBY COUNTY


20080618000247960 2/2 \$53.35
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I, the undersigned authority, a Notary Public, in and for said County in said State, personally appeared **Calera and Shelby Railroad and Museum, Inc DBA Heart of Dixie Railroad Museum Inc.**, whose name is signed to the foregoing Mortgage Modification Agreement and who is known to me, acknowledged before me on this day, that, he being informed of the contents of said agreement, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 12th day of June 2008


Notary Public

My Commission Expires: _____

My Commission Expires July 2, 2008

STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned authority, a Notary Public, in and for said County in said State, personally appeared **Carlene R Hadaway** whose name as **Senior Vice President** of **Central State Bank**, is signed to the foregoing Mortgage Modification Agreement and who is known to me, acknowledged before me on this day, that, he as such officer and with full authority executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 12th day of June, 2008.


Notary Public

My Commission Expires: _____

My Commission Expires July 2, 2008

Repared:
Ret:

CENTRAL STATE BANK
P.O. BOX 180
CALERA, ALABAMA 35040