8656772537



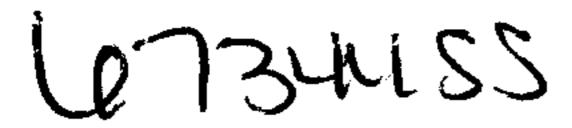
20101213000417210 1/3 \$19.00 Shelby Cnty Judge of Probate, AL 12/13/2010 12:31:04 PM FILED/CERT

WHEN RECORDED MAIL TO:

PREPARED BY

GMAC Mortgage, LLC

1100 Virginia Dr.
Fort Washington, PA 19034
Prepared by: Latasha Cotton



SUBORDINATION AGREEMENT

THIS SUBORDINATION AGREEMENT, made November 15, 2010, present owner and holder of the Mortgage and Note first hereinafter described and hereinafter referred to as Mortgage Electronic Registration Systems Inc..

WITNESSETH:

THAT WHEREAS Guy Shaw and Terry Shaw, residing at 1081 Chateau Drive, Helena, AL 35080, did execute a Mortgage dated 6/8/07 to Mortgage Electronic Registration Systems Inc. covering:

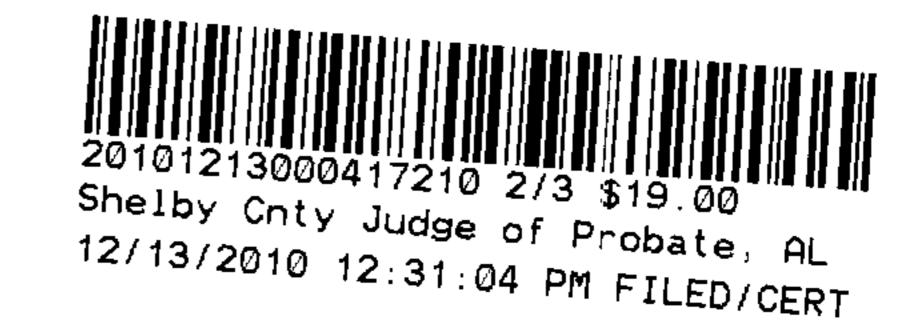
SEE ATTACHED

To Secure a Note in the sum of \$ 29,000.00 dated 6/8/07 in favor of Mortgage Electronic Registration Systems Inc., which Mortgage was recorded 6/8/07 as 000000307450.

WHEREAS, Owner has executed, or is about to execute, a Mortgage and Note in the sum of (not to exceed)\$90,000.00 dated 11-22-to in favor of Ally Bank Corp. f/k/a GMAC Bank, here in after referred to as "Lender", payable with interest and upon the terms and conditions described therein, which mortgage is to be recorded concurrently herewith; and

WHEREAS, it is a condition precedent to obtaining said loan that Lender's mortgage last above mentioned shall unconditionally be and remain at all times a lien or charge upon the land herein before described, prior and superior to the lien or charge of Mortgage Electronic Registration Systems Inc. mortgage first above mentioned.

NOW THEREFORE, in consideration of the mutual benefits accruing to the parties hereto, and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, and in order to induce Lender to make the loan above referred to, it is hereby declared, understood and agreed as follows:



(1) That said mortgage securing said note in favor of Lender, shall unconditionally be and remain at all times a lien or charge on the property therein described, prior and superior to the lien or charge of Mortgage Electronic Registration Systems Inc. mortgage first above mentioned, including any and all advances made or to be made under the note secured by Mortgage Electronic Registration Systems Inc. mortgage first above mentioned.

(2) Nothing herein contained shall affect the validity or enforceability of **Mortgage Electronic Registration Systems Inc.** mortgage and lien except for the subordination as aforesaid.

WITNESSED BY:

Mortgage Electronic Registration Systems Inc.

By: Latasha Cotton	By:	Patricia Karpowicz
By: Kim Johnson	Title:	Vice President
By: Latasha Cotton By: Att Cotton	Attest:	Marnessa Birckett
By: Kim Johnson	Title:	Assistant Secretary
COMMONWEALTH OF PENNSYLVANIA	: :ss	1999 Telegraphic Control of the Cont
COUNTY OF MONTGOMERY	:	THE LAWAR OF THE PARTY OF THE P
On, before me Tamika Scott, the undersigned, a Notary Public in and for said County and State, personally appeared Patricia Karpowicz personally known to me (or proved to me on		

On ______, before me Tamika Scott, the undersigned, a Notary Public in and for said County and State, personally appeared Patricia Karpowicz personally known to me (or proved to me on the basis of satisfactory evidence) to be the Vice President, and Marnessa Birckett personally known to me (or proved to me on the basis of satisfactory evidence) to be the Assistant Secretary of the Corporation that executed the within instrument, and known to me to be the persons who executed the within instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the same, pursuant to its bylaws, or a resolution of its Board of Directors.

WITNESS my hand and official seal.

Notary Public

COMMONWEALTH OF PENNSYLVANIA

Notarial Seal Tamika Scott, Notary Public Horsham Twp., Montgomery County My Commission Expires Nov. 27, 2010

Member, Pennsylvania Association of Notaries

3301 (01/08) Short Form Commitment Super Eagle on Demand

ORDER NO:

42596834

FILE NO:

6734455 LENDER REF: 000687651999

Exhibit "A"

The land referred to in this policy is situated in the State of AL, County of Shelby, and described as follows:

A PARCEL OF LAND SITUATED IN THE STATE OF ALABAMA, COUNTY OF SHELBY, WITH A STREET LOCATION ADDRESS OF 1081 CHATEAU DR; HELENA, AL 35080-3558 CURRENTLY OWNED BY GUY BRUCE SHAW AND TERRY H SHAW HAVING A TAX IDENTIFICATION NUMBER OF 13-8-28-1-003-032-000 AND BEING THE SAME PROPERTY MORE FULLY DESCRIBED IN BOOK/PAGE OR DOCUMENT NUMBER 7-7.

AL

APN: 13-8-28-1-003-032-000

SHAW 42947527

FIRST AMERICAN ELS SUBORDINATION AGREEMENT

WHEN RECORDED, RETURN TO: FIRST AMERICAN MORTGAGE SERVICES 1100 SUPERIOR AVENUE, SUITE 200 CLEVELAND, OHIO 44114 NATIONAL RECORDING

> 20101213000417210 3/3 \$19.00 Shelby Cnty Judge of Probate, AL

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