


THIS INSTRUMENT WAS PREPARED BY
FOSTER D. KEY, ATTORNEY AT LAW
POST OFFICE BOX 360345
BIRMINGHAM, ALABAMA 35236


20120817000305000 1/12 \$46.00
Shelby Cnty Judge of Probate, AL
08/17/2012 11:24:09 AM FILED/CERT

NOTICE: THE NOTE WHICH IS SECURED BY THIS MORTGAGE CONTAINS A PROVISION WHICH PROVIDES FOR A CHANGE IN THE INTEREST RATE. AN INCREASE IN THE INTEREST RATE MAY RESULT IN AN INCREASE IN THE AMOUNT OF EACH MONTHLY PAYMENT.

STATE OF ALABAMA
COUNTY OF SHELBY

ADJUSTABLE-RATE MORTGAGE

MORTGAGEE: ACIPCO FEDERAL CREDIT UNION

MORTGAGEE'S ADDRESS: P.O. BOX 2727, BIRMINGHAM, ALABAMA 35202

MORTGAGOR(S): DAVID W. ANGELL and wife, BRENDA J. ANGELL

PROPERTY ADDRESS: 1808 Hardwood View Drive, Birmingham, Shelby Co., AL 35242

PRINCIPAL SUM \$ 394,600.00

Date Mortgage Executed: AUGUST 13, 2012

Maturity Date: AUGUST 13, 2042

County Where Property is Situated: SHELBY

First Mortgage: Recorded in Book N/A Page N/A

First Mortgage: Assigned in Book N/A Page N/A

THIS IS A PURCHASE MONEY MORTGAGE.

THIS ADJUSTABLE RATE MORTGAGE is made and entered into on the date stated above as "Date Mortgage Executed", by and between the above stated "Mortgagor(s)" (hereinafter called the "Mortgagor", whether one or more) and the above stated "Mortgagee" which is organized and existing under the laws of the United States of America, and whose address is stated above as "Mortgagee's Address."

WITNESSETH:

WHEREAS, said Mortgagor, is justly indebted to Mortgagee in the above stated "Principal Sum" together with any advances hereinafter provided, lawful money of the United States, which indebtedness is evidenced by a Adjustable-Rate Real Estate Note of even date herewith which bears interest as provided therein and which is payable in accordance with its terms, with the entire Debt, if not sooner paid, due and payable on the above stated "Maturity Date".

AGREEMENT

NOW, THEREFORE, in consideration of the premises and of said indebtedness and in order to secure prompt payment of the same according to the terms and stipulations contained in said Adjustable-Rate Real Estate Note and any and all extensions and renewals thereof, or of any part thereof, and any other amounts that the Mortgagee or its successors or assigns may advance to the Mortgagor before the payment in full of said mortgage indebtedness, and any additional interest that may become due on any such extensions, renewals and advances or any part thereof (the aggregate amount of such debt, including any extensions, renewals, advance and interest due thereon, is hereinafter collectively called "Debt") and compliance with all the stipulations herein contained, the Mortgagor does hereby grant, bargain, sell and convey unto the Mortgagee, the following described real estate, situated in the county stated above as the County where the property is situated, such county being within the State of Alabama and described in attached Exhibit "A" (said real estate being hereinafter called "Real Estate").

TO HAVE AND TO HOLD the real estate unto the Mortgagee, its successors and assigns forever, together with all the improvements now or hereafter erected on the real estate and all easements, rights, privileges, tenements, appurtenances, rents, royalties, mineral, oil and gas rights, water, water rights and water stock and all fixtures now or hereafter attached to this real estate, all of which, including replacements and additions thereto, shall be deemed to be and remain a part of the real estate covered by this Mortgage; and all of the foregoing are hereinafter referred to as "Real Estate" and shall be conveyed by this Mortgage.

The Mortgagor covenants with the Mortgagee that the Mortgagor is lawfully seized in fee simple of the Real Estate and has a good right to sell and convey the Real Estate as aforesaid; that the Real Estate is free of all encumbrances, except as stated herein and the Mortgagor will warrant and forever defend the title to the Real Estate unto the Mortgagee against the lawful claims of all persons, except as otherwise herein provided.

This Mortgage is junior and subordinate to that certain Mortgage if stated above as "First Mortgage", and if so, recorded as stated above and if assigned as recorded as stated above in the Probate Office in the County where the property is situated (hereinafter called the "First Mortgage"). It is specifically agreed that in the event default should be made in the payment of principal, interest or any other sums payable under the terms and provisions of the First Mortgage, the Mortgagee shall have the right without notice to anyone, but shall not be obligated, to pay part or all of whatever amounts may be due under the terms of the First Mortgage, and any and all payments so made shall be added to the Debt secured by this Mortgage and the Debt (including all such payments) shall be immediately due and payable, at the option of the Mortgagee, and this Mortgage shall be subject to foreclosure in all respects as provided by law and by the provisions hereof.

The Mortgagor hereby authorizes the holder of any prior mortgage encumbering the Real Estate to disclose to the Mortgagee the following information: (1) the amount of indebtedness secured by such mortgage: (2) the amount of such indebtedness that is unpaid: (3) whether any amount owed on such indebtedness is or has been in arrears: (4) whether there is or has been any default with respect to such mortgage or the indebtedness secured thereby: and (5) any other information regarding such mortgage or the indebtedness secured thereby which the Mortgagee may request from time to time.

For the purpose of further securing the payment of the Debt, the Mortgagor agrees to: (1) pay promptly when due all taxes, assessments, charges, fines and other liens which may attain priority over this Mortgage (hereinafter jointly called "Liens"), when imposed legally upon the Real Estate and if default is made in the payment of the Liens, or any part thereof, the Mortgagee, at its option, may pay the same: and (2) keep the Real Estate continuously insured, in such manner and by such companies as may be satisfactory to the Mortgagee, against loss by fire, vandalism, malicious mischief and other perils usually covered by a fire insurance policy with standard extended coverage endorsements, with loss, if any, payable to the Mortgagee, as its interest may appear; such insurance to be in an amount sufficient to cover the Debt. The original insurance policy and all replacements thereof shall be delivered to and held by the Mortgagee until the debt is paid in full. The original insurance policy and all replacements therefor must provide that they may not be cancelled without the insurer giving at least ten days prior written notice of such cancellation to the Mortgagee. The Mortgagor hereby assigns and pledges to the Mortgagee, as further security for the payment of the Debt, each and every policy of hazard insurance now or hereafter in effect which insures said improvements, or any part thereof, together with all the right, title and interest of the Mortgagor in and to each and every such policy, including but not limited to all of the

Mortgagor's right, title and interest in and to any premiums paid on such hazard insurance, including all rights to return premiums. If the Mortgagor fails to keep the Real Estate insured as specified above then, at the election of the Mortgagee and without any notice to any person, the Mortgagee may declare the entire debt due and payable and this Mortgage subject to foreclosure, and this Mortgage may be foreclosed as hereinafter provided, and regardless of whether the Mortgagee declares the entire Debt due and payable, the Mortgagee may, but shall not be obligated to, insure the Real Estate for its full insurable value (or for such lesser amounts as the Mortgagee may wish) against such risks of loss, for its own benefit the proceeds from such insurance (less cost of collecting same), if collected, to be credited against the Debt, or, at the election of the Mortgagee, such proceeds may be used in repairing or reconstructing the improvements located on the Real Estate. All amounts spent by the Mortgagee for insurance or for the payment of Liens shall become a debt due by the Mortgagor to the Mortgagee and at once payable without demand upon or notice to the Mortgagor, and shall be secured by the lien of this Mortgage, and shall bear interest from the date of payment by the Mortgagee until paid at the rate of interest provided for in the Adjustable-Rate Real Estate Note. The Mortgagor agrees to pay promptly when due the principal and interest of the Debt and keep and perform every other covenant and agreement of the Adjustable-Rate Real Estate Note secured hereby.

As further security for the payment of the Debt, the Mortgagor hereby assigns and pledges to the Mortgagee, the following described property rights, claims, rents, profits, issues and revenues:

1. All rents, profits, issues, and revenues of the Real Estate from time to time accruing, whether under leases or tenancies now existing or hereafter created, reserving to the Mortgagor, so long as the Mortgagor is not in default hereunder, the right to receive and retain such rents, profits, issues and revenues;

2. All judgments, awards of damages and settlements hereafter made resulting from condemnation proceedings or the taking of the Real Estate, or any part thereof, under the power of eminent domain, or for any damage (whether caused by such taking or otherwise) to the Real Estate, or any part thereof, or to any rights appurtenant thereto, including any award for change of grade of streets, and all payments made for the voluntary sale of the Real Estate, or any part thereof, in lieu of the exercise of the power of eminent domain, shall be paid to the Mortgagee. The Mortgagee is hereby authorized on behalf of and in the name of the Mortgagor to execute and deliver valid acquittance for, or any such judgments or awards. The Mortgagee may apply all such sums received, or any part thereof, after the payment of all the Mortgagee's expenses incurred in connection with any proceeding or transaction described in this subparagraph 2, including court costs and attorney's fees, on the Debt in such manner as the Mortgagee elects, or, at the Mortgagee's option, the entire amount or any part thereof so received may be released or may be used to rebuild, repair or restore any or all of the improvements located on the Real Estate.

The Mortgagor hereby incorporates by reference into this Mortgage all of the provisions of the Adjustable-Rate Real Estate Note of even date herewith. Mortgagor agrees that, in the event that any provision or clause of this Mortgage or the Adjustable-Rate Real Estate Note conflict with applicable law, such conflict shall not affect any other provisions of this Mortgage or the Adjustable-Rate Real Estate Note which can be given effect. It is agreed that the provisions of the Mortgage and the Adjustable-Rate Real Estate Note are severable and that, if one or more of the provisions contained in this Mortgage or in the Adjustable-Rate Real Estate Note shall for any reason be held to be invalid, illegal, or unenforceable in any respect, such invalidity, illegality, or unenforceability shall not affect any other provision hereof. This Mortgage shall be construed as if such invalid, illegal or unenforceable provision has never been contained herein. If enactment or expiration of applicable laws has the effect of rendering any provision of this Mortgage or of the Adjustable-Rate Real Estate Note unenforceable according to its terms, Mortgagee, at its option, may require the immediate payment in full of all sums secured by this Mortgage and may invoke any remedies permitted hereunder.

The Mortgagor agrees to keep the Real Estate and all improvements located thereon in good repair and further agrees not to commit waste or permit impairment or deterioration of the Real Estate, and at all times to maintain such improvements in as good condition as they are, reasonable wear and tear excepted.

If all or any part of the Real Estate or any interest therein is sold or transferred by Mortgagor without Mortgagee's prior written consent, excluding (a) the creation of a lien or encumbrance subordinate to this Mortgage (b) the creation of a purchase money security interest for household appliances (c) the transfer by

devise, descent or by operation of law upon the death of a joint tenant or (d) the grant of any leasehold interest of three years or less not containing an option to purchase, Mortgagee may, at Mortgagee's option, declare all of the sums secured by this Mortgage to be immediately due and payable. Mortgagee shall have waived such option to accelerate if, prior to the sale or transfer, Mortgagee and the person to whom the Real Estate is to be sold or transferred reach agreement in writing that the credit of such person is satisfactory to Mortgagee and that the interest payable on the sums secured by this Mortgage shall be at such rate as Mortgagee shall request.

The Mortgagor agrees that no delay or failure of the Mortgagee to exercise any option to declare the Debt due and payable shall be deemed a waiver of the Mortgagee's right to exercise such option, either as to any past or present default, and it is agreed that no terms or conditions contained in this Mortgage may be waived, altered or changed except by a written instrument signed by the Mortgagor and signed on behalf of the Mortgagee by one of its duly authorized representatives.

After default on the part of the Mortgagor, the Mortgagee, upon bill filed or other proper legal proceedings being commenced for the foreclosure of this Mortgage, shall be entitled to the appointment by a competent court, without notice to any party, of a receiver for the rents, issues and profits of the Real Estate, with power to lease and control the Real Estate, and with such other powers as may be deemed necessary.

Upon request of Mortgagor (separately or severally, if more than one), Mortgagee's option prior to release of this Mortgage, may make future advances to Mortgagor (separately or severally, if more than one). Such future advances, with interest thereon, shall be secured by this Mortgage when evidenced by promissory notes stating that said notes are received thereby.

UPON CONDITION, HOWEVER, that if the Mortgagor pays the Debt in full (which debt includes the indebtedness evidenced by the Adjustable-Rate Real Estate Note hereinabove referred to and any or all extensions and renewals thereof and advances and any interest due on such extensions, renewals and advances) and all other indebtedness secured hereby and reimburses the Mortgagee for any amounts the Mortgagee has paid in payment of liens or insurance premiums, and interest thereon, and fulfills all of the Mortgagor's obligations under this Mortgage, this conveyance shall be null and void. But if: (1) any warranty or representation made in this Mortgage is breached or proves false in any material respect; (2) default is made in the due performance of any covenant or agreement of the Mortgagor under this Mortgage or the Mortgagor under the Adjustable-Rate Real Estate Note; (3) default is made in the payment to the Mortgagee of any sum paid by the Mortgagee under the authority of any provision of this Mortgage; (4) the Debt, or any part thereof, or any other indebtedness, obligation or liability of the Mortgagor, the Mortgagor, or any of them, to the Mortgagee remains unpaid at maturity; (5) the interest of the Mortgagee in the Real Estate becomes endangered by reason of the enforcement of any prior lien or encumbrance; (6) any statement of lien is filed against the Real Estate, or any part thereof, under the statutes of Alabama relating to the liens of mechanics and materialmen (without regard to the existence or nonexistence of the debt or the lien on which such statement is based); (7) any law is passed imposing or authorizing the imposition of any specific tax upon this Mortgage or the Debt or permitting or authorizing the deduction of any such tax from the principal or interest of the Debt, or by virtue of which any tax lien or assessment upon the Real Estate shall be chargeable against the owner of this Mortgage; (8) any of the stipulations contained in this Mortgage is declared invalid or inoperative by any court of competent jurisdiction; (9) the Mortgagor or any of them (a) shall apply for a consent to the appointment of a receiver, trustee or liquidator thereof or of the Real Estate or of all or a substantial part of such Mortgagor's assets, (b) be adjudicated a bankrupt or insolvent or file a voluntary petition in bankruptcy, (c) fail, or admit in writing such Mortgagor's inability, generally to pay such Mortgagor's debts as they come due, (d) make a general assignment for the benefit of creditors, (e) file a petition or an answer seeking reorganization or an arrangement with creditors or taking advantage of any insolvency law, (f) file an answer admitting the material allegations of, or consent to, or default in answering a petition filed against such Mortgagor in any bankruptcy, reorganization or insolvency proceedings; or (10) an order for relief or other judgment or decree shall be entered by any court of competent jurisdiction, approving a petition seeking liquidation or reorganization of the Mortgagor, or any of them, if more than one, or appointing a receiver, trustee or liquidator of any Mortgagor or of the Real Estate or of all or a substantial part of the assets of any Mortgagor; or (11) any other default occurs under the Adjustable-Rate Real Estate Note then, upon the happening of any one or more of said events, at the option of the Mortgagee, the unpaid balance of the Debt shall at once become due and payable and this Mortgage shall be subject to foreclosure and may be foreclosed as now provided by law in case of past-due mortgages; and the Mortgagee shall be authorized to take possession of the Real Estate and, after

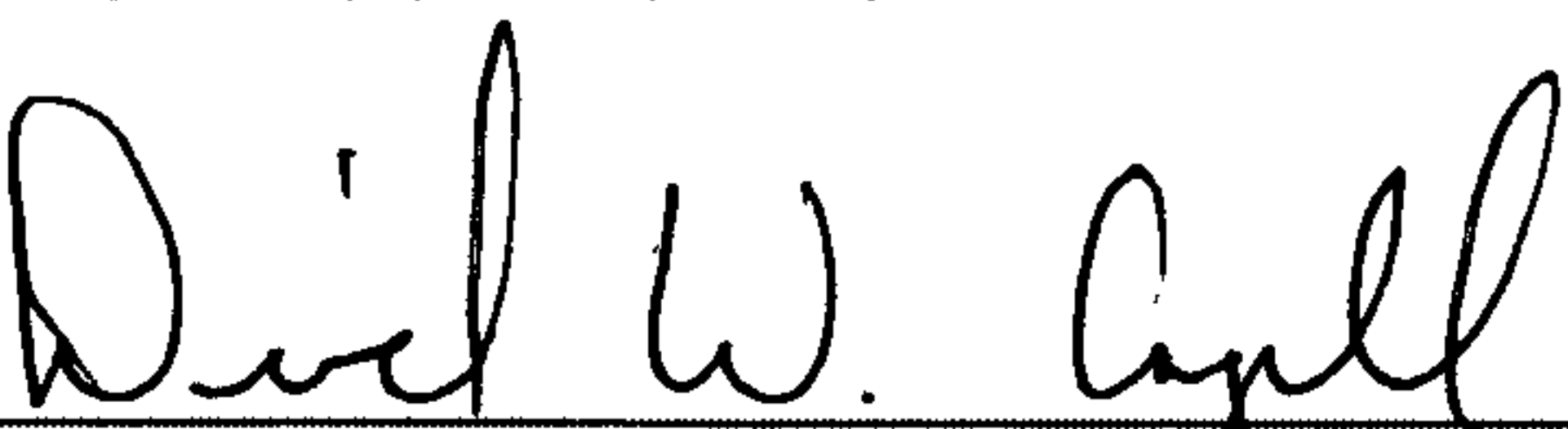
giving notice of the time, place and terms of sale by publication once a week for three consecutive weeks in some newspaper published in the county in which the Real Estate is located, to sell the Real Estate in front of the courthouse door of said county, at public outcry, to the highest bidder for cash, and to apply the proceeds of said sale as follows: first, to the expense of advertising, selling and conveying the Real Estate and foreclosing this Mortgage, including a reasonable attorney's fee; second, to the payment of any amounts that have been spent, or that it may then be necessary to spend, in paying insurance premiums, liens or other encumbrances, with interest thereon; third, to the payment in full of the balance of the Debt and interest thereon, whether the same shall or shall not have fully matured at the date of said sale, but no interest shall be collected beyond the day of the sale and any unearned interest shall be credited to the Mortgagor; and fourth, the balance, if any, to be paid to party or parties appearing of record to the owner of the Real Estate at the time of sale, after deducting the cost of ascertaining who is such owner. The Mortgagor agrees that the Mortgagee may bid at any sale held under the terms of this Mortgage and may purchase the Real Estate if the highest bidder thereof. At the foreclosure sale the Real Estate may be offered for sale and sold as a whole without first offering it in any other manner or may be offered for sale and sold in any other manner the Mortgagee may elect. The Mortgagor agrees to pay all costs, including reasonable attorney's fees, incurred by the Mortgagee in collecting or securing or attempting to collect or secure the Debt, or any part thereof, or in defending or attempting to defend the priority of this Mortgage against any lien or encumbrance on the Real Estate, unless this Mortgage is herein expressly made subject to any such lien or encumbrance; and/or all costs incurred in the foreclosure of this Mortgage, either under the power of sale contained herein, or by virtue of the decree of any court of competent jurisdiction. The full amount of such costs incurred by the Mortgagee shall be a part of the Debt and shall be secured by this Mortgage. The purchaser at any such sale shall be under no obligation to see to the proper application of the purchase money. In the event of a sale hereunder, the Mortgagee, or the owner of the Debt and Mortgage, or auctioneer, shall execute to the purchaser for and in the name of the Mortgagor a deed to the Real Estate.

Mortgagor waives all rights of homestead exemption in the Real Estate and relinquishes all rights of curtesy and dower in the Real Estate.

Plural or singular words used herein to designate the undersigned shall be construed to refer to the maker or makers of this Mortgage, whether one or more natural persons. All covenants and agreements herein made by the undersigned shall bind the heirs, personal representatives, successors and assigns of the undersigned, and every option, right and privilege herein reserved or secured to the Mortgagee, shall inure to the benefit of the Mortgagee's successors and assigns.

Mortgagor(s) agree(s) that all of the provisions printed above are agreed to and accepted by Mortgagor(s) and constitute valid and enforceable provisions of this Mortgage.

IN WITNESS WHEREOF, the undersigned Mortgagor(s) has (have) executed this instrument on the date first written above.


MORTGAGOR- DAVID W. ANGELL Seal


MORTGAGOR- BRENDA J. ANGELL Seal

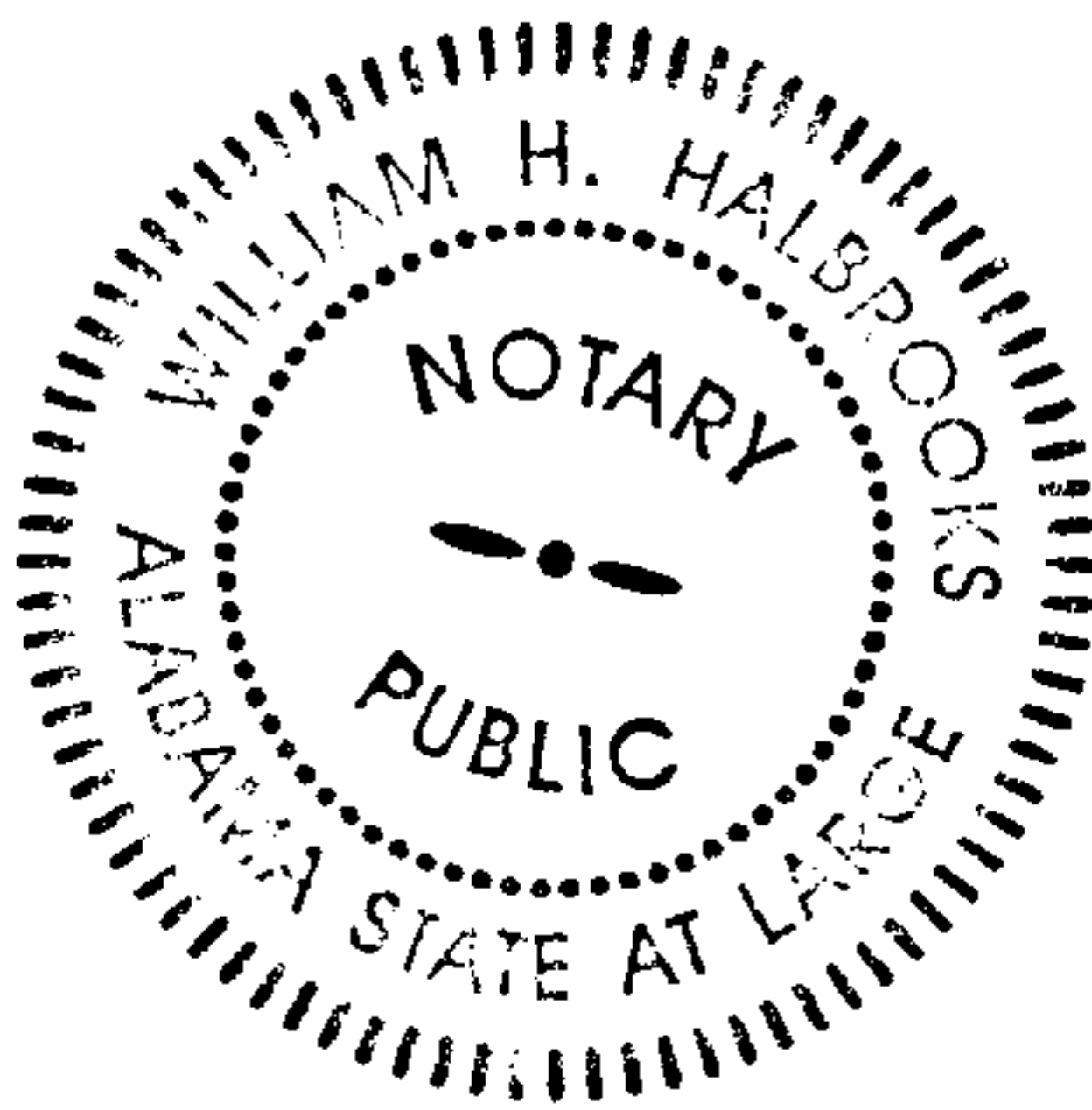
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Shelby Cnty Judge of Probate, AL
08/17/2012 11:24:09 AM FILED/CERT


ACKNOWLEDGMENT

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned authority, a Notary Public, in and for said County in said State, hereby certify that **DAVID W. ANGELL and wife, BRENDA J. ANGELL**, 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 said conveyance, they executed the same voluntarily on the day the same bears date.


Given under my hand and official seal this 13TH day of AUGUST, 2012.



 Seal
Notary Public William H. Halbrooks
My Commission Expires: 4/21/16

NOTE TO THE CLERK OF THE PROBATE COURT: Mortgagee certifies that if at any point this Mortgage is assigned to a Non-tax exempt Holder, that such Holder will comply with Alabama Code Section 40-22-2(b) (1975) as to recording fees and taxes that may be owed upon such assignment.

EXHIBIT "A"


20120817000305000 7/12 \$46.00
Shelby Cnty Judge of Probate, AL
08/17/2012 11:24:09 AM FILED/CERT

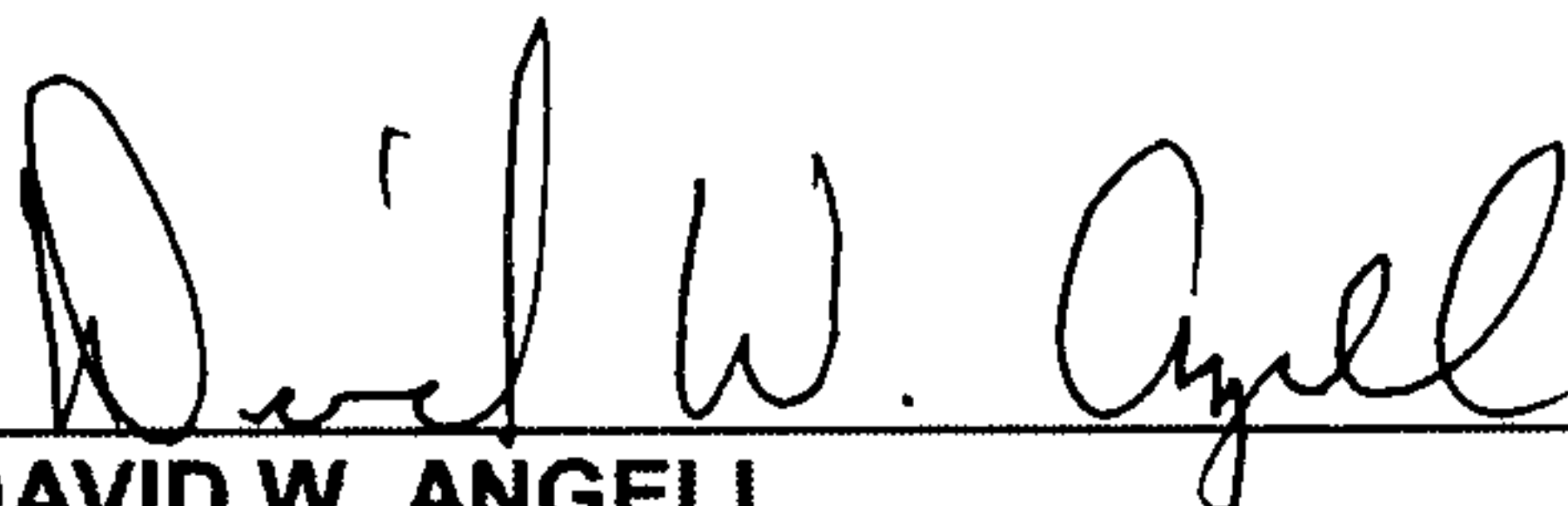
Lot 36, according to the Survey of The Cove of Greystone, Phase II, as recorded in Map Book 29, Page 136, in the Probate Office of Shelby County, Alabama.

Subject to: all easements, restrictions and rights of way of record.

The proceeds of this loan have been applied against the purchase price of the property described herein, conveyed to mortgagor(s) simultaneously herewith.

The undersigned do hereby incorporate the above description into the mortgage executed by (him) (her) (them) on AUGUST 13TH, 2012, as if said description were set out on the face thereof.

Dated: AUGUST 13TH, 2012



DAVID W. ANGELL Seal



BRENDA J. ANGELL Seal

ADDENDUM FOR CLOSED END PURCHASE MONEY LOANS

STATE OF ALABAMA
COUNTY OF JEFFERSON

BORROWER(S): DAVID W. ANGELL and wife, BRENDA J. ANGELL

LENDER: ACIPCO FEDERAL CREDIT UNION

ACCOUNT NUMBER: 1091300 **LOAN NUMBER:** 01

PROPERTY ADDRESS: 1808 Hardwood View Drive, Birmingham, Shelby Co., AL 35242

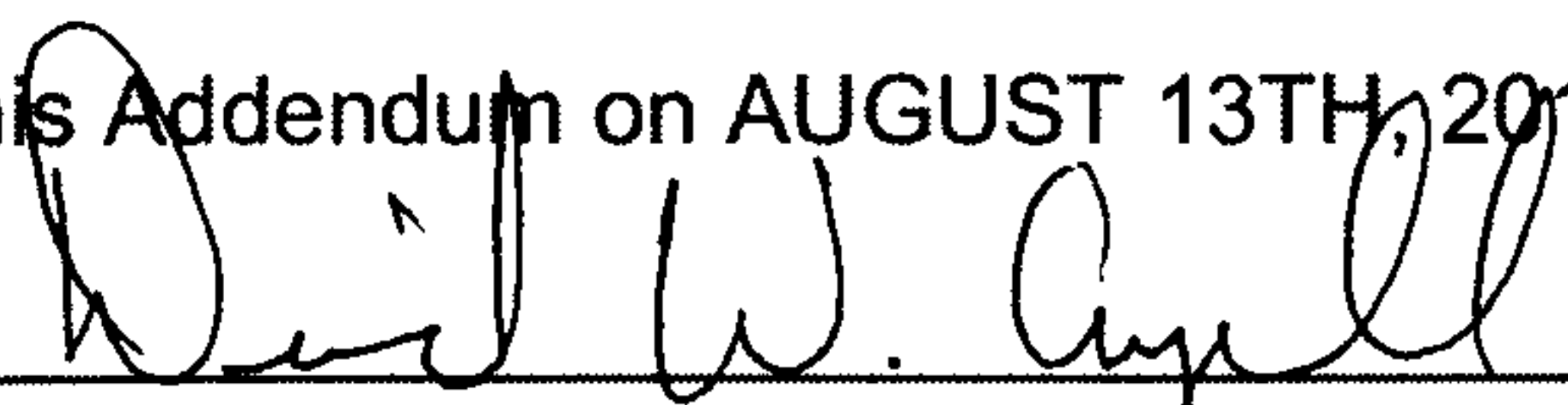
COMPLIANCE AGREEMENT

I (We), the undersigned borrower(s), do hereby agree that if requested by the above named **LENDER** ("Credit Union") or the Closing Agent for the Credit Union, to fully cooperate and adjust for clerical errors, any or all loan closing documentation if deemed necessary, or desirable in the reasonable discretion of the Credit Union.

CREDIT INSURANCE DISCLOSURE

I (We), the undersigned borrower(s), do hereby state that I (we) do not want or are ineligible to receive credit life or credit disability insurance through the Credit Union. I (We) understand that I (we) are not required to obtain such insurance as a condition of receiving this loan.

I (We) signed this Addendum on AUGUST 13TH, 2012



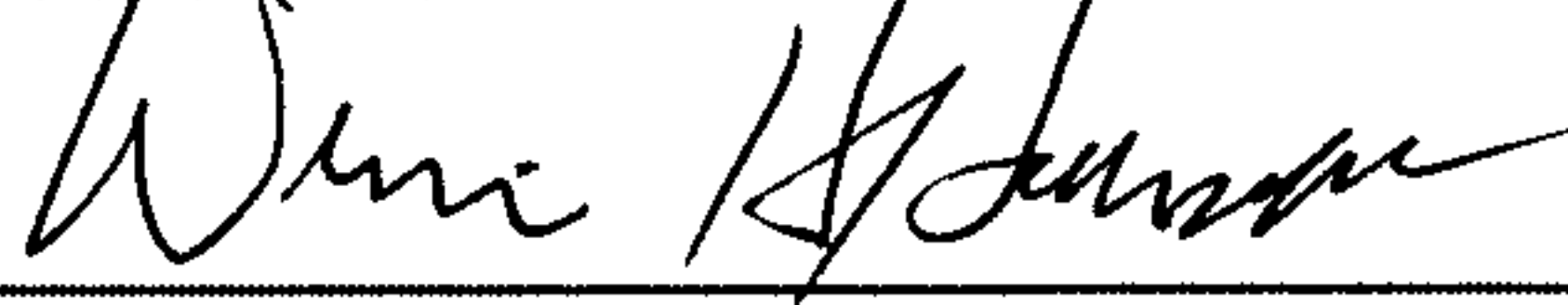
BORROWER - DAVID W. ANGELL



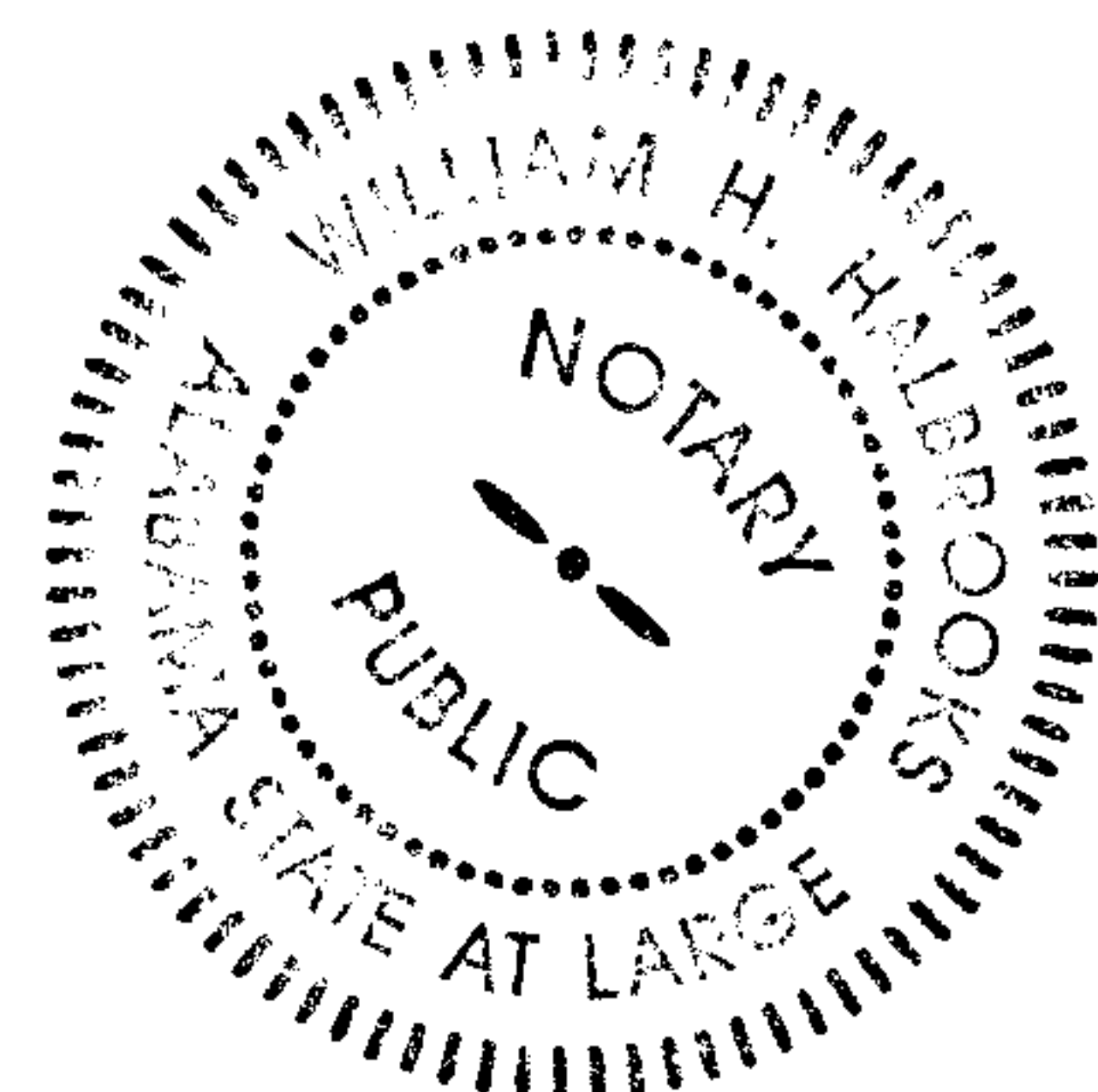
BORROWER - BRENDA J. ANGELL

STATE OF ALABAMA
COUNTY OF JEFFERSON

Executed, subscribed and sworn to before me on the day this same bears date.



NOTARY PUBLIC William H. Halbrooks
My Commission Expires 4/21/16



20120817000305000 9/12 \$46.00
Shelby Cnty Judge of Probate, AL
08/17/2012 11:24:09 AM FILED/CERT

FACT Act Notice

DATE: AUGUST 13TH, 2012

Account Number: 1091300 Loan Number: 01

Lender: ACIPCO FEDERAL CREDIT UNION

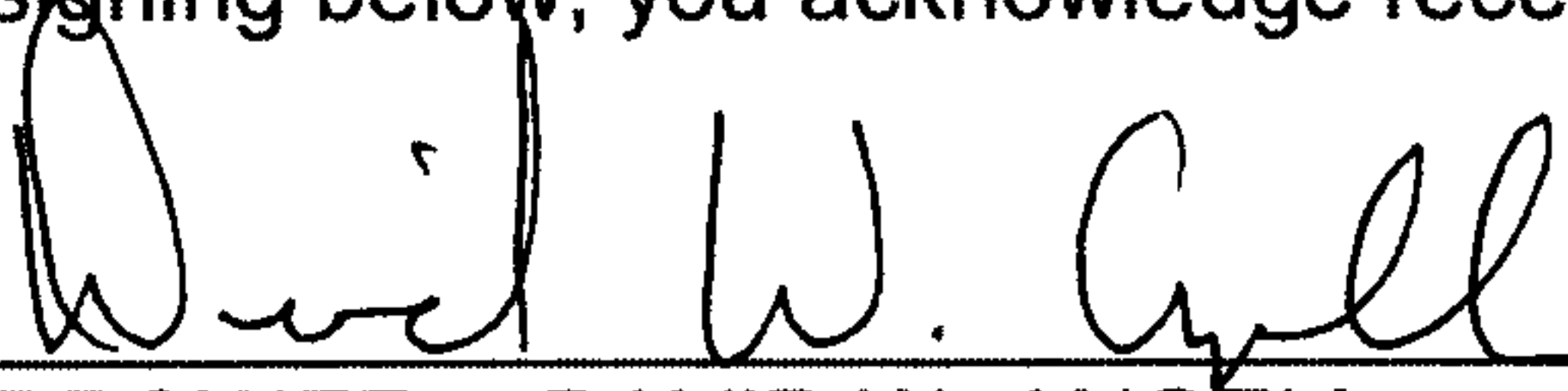
Borrower(s): DAVID W. ANGELL and wife, BRENDA J. ANGELL

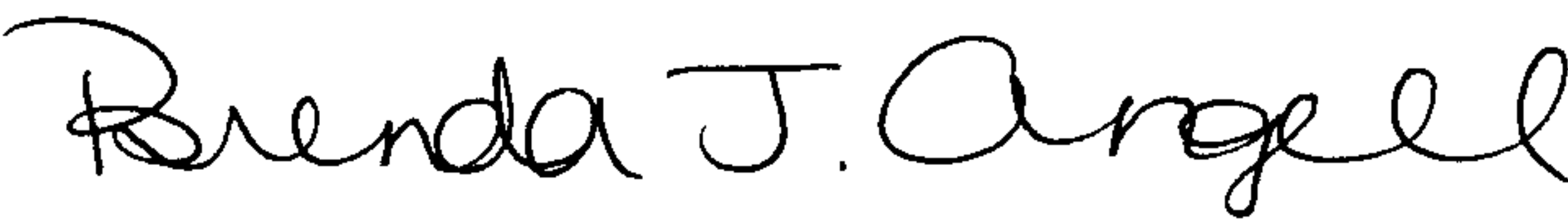
Property Address: 1808 Hardwood View Drive, Birmingham, Shelby Co., AL 35242

We (Lender) may report information about your (Borrower(s)) account to credit bureaus. Late payments, missed payments or other defaults on your account may be reflected in your credit report.


FACTA Title II Sec. 217

By signing below, you acknowledge receipt of this Notice.


BORROWER - DAVID W. ANGELL


BORROWER - BRENDA J. ANGELL

**ACIPCO FEDERAL CREDIT UNION
POST OFFICE BOX 2727
1501 31ST AVENUE NORTH
BIRMINGHAM, ALABAMA 35202
TELEPHONE: 205/328-4371**


20120817000305000 10/12 \$46.00
Shelby Cnty Judge of Probate, AL
08/17/2012 11:24:09 AM FILED/CERT

Principal Sum Financed \$ 394,600.00
Initial Interest 4.50%
Payment Due Dates 13TH of the Month
First Payment Date: SEPTEMBER 13, 2012

Maturity Date: AUGUST 13, 2042
Initial Amount of Monthly Payments \$2,001.00
Interest Rate Change Date: 1/15/2017 and each 5 years thereafter
Minimum Interest Rate 4.50%
Maximum Interest Rate 8.50%

**ADJUSTABLE RATE REAL ESTATE NOTE
THIS ADJUSTABLE RATE ESTATE NOTE CONTAINS A PROVISION ALLOWING FOR
CHANGES IN THE INTEREST RATE.**

Borrower(s) Name: DAVID W. ANGELL and wife, BRENDA J. ANGELL

1808 Hardwood View Drive, Birmingham, Shelby Co., AL 35242
(Address of Property being Mortgaged)

Account Number: 1091300 Loan Number: 01

U.S. \$ 394,600.00

Birmingham, Alabama

1. DEFINITIONS:

Wherever used in this Note, the words "you", "your" and "yours" mean each person who signs this Note; the words "Credit Union", "we", "our" and "us" mean the Credit Union (the Lender), "Holder" means the Credit Union or anyone to whom this Note is assigned.

2. BORROWER'S PROMISE TO PAY:

For value received, you jointly and severally, promise to pay to the order of the Credit Union (the "Lender"), its successors and assigns, the principal sum financed plus interest. You agree that the Credit Union may assign or transfer this Note to some other person or entity without your consent and without notice to you.

3. INTEREST:

You will pay interest on the unpaid principal from the date of this Note until the entire amount of principal has been paid. You will pay interest at the above stated "Initial Interest Rate" per annum until that interest rate changes as specified in Section 5. You will pay the interest rate required by this Section (or any different rate required by Section 5 of this note) both before and after any default described in this Note or in any Mortgage which secures the payment of this Note.

4. PAYMENTS:

You will pay all principal and interest in consecutive monthly payments. You will make monthly payments on the above stated "Payment Due Date" of each month beginning on the above stated "First Payment Date". You will continue to make these payments each month until you have paid all of the principal and interest that you owe under this Note, plus any other charges described in this Note or the Mortgage which secures the payment of this Note. Each payment that you make will be applied first to interest, then to any charges other than principal or interest and the remainder to the reduction of the principal amount you owe. In the event you still owe any amounts under this Note on the "Maturity Date", you will pay those amounts in full on that date. You will make your monthly payments at the main office of the Credit Union, as designated above, or such other place as the Holder may designate.

The initial amount of your monthly payments is stated above. You agree that the amount of your monthly payments will change if the interest rate changes. Increases in the interest rate will result in higher payment amounts. Decreases in the interest rate will result in lower payment amounts.

5. INTEREST RATE AND PAYMENT CHANGES:

You agree that the interest rate you will pay under this Promissory Note will be recalculated on the "Interest Rate Change Date", beginning 1/15/2017, and once each five (5) years thereafter and the interest rate you will pay under this Promissory Note may change.

The "Initial Interest Rate" will be determined on the date most recent to, but prior to the loan signing date and all subsequent interest rates will be determined on the date most recent to, but prior to each "Interest Rate Change Date".

The "Initial Interest Rate" will be determined by the Board of Directors of the Credit Union, and all subsequent interest rates will be determined by adding the Federal Home Loan Mortgage Corporations (Freddie Mac) 30 Year, 60 Day Commitment Rate, as published in the "Money Rates" section of the Wall Street Journal in effect 30 days prior to the change date, plus .25%. All subsequent interest rates can also be determined by the Board of Directors in their discretion. The rate of interest may increase up to two percentage points (2%) at the change date with a life cap being four percent (4%).

If the Wall Street Journal and or the "Money Rates" section therein shall no longer be available, you agree that the Holder may set the interest rate by using a comparable source.

The maximum interest rate you will be charged under this Promissory Note is the lesser of the maximum legally permissible rate or the above stated "Maximum Interest Rate". The minimum rate you can be charged under this Note is the above stated "Minimum Interest Rate".

If any payment is late 10 days or more following the due date of such payment, you will pay an amount equal to 5% of the scheduled payment in default as a late charge, with a minimum charge of \$.50 and a maximum charge of \$100.00.

The amount of your monthly payment will be recalculated by multiplying the current loan balance times the new loan rate times the remaining terms each time there is a loan interest rate change.

The Note Holder will deliver or mail to you a notice of any changes in your interest rate and the amount of your monthly payment before the effective date of any change. The notice will include information required by law to be given you and also the title and telephone number of a person who will answer any question you may have regarding the notice.

6. BORROWER'S RIGHT TO PREPAY:

You may prepay the principal amount you owe in whole or in part at any time without the imposition of any prepayment penalty. If you make a partial prepayment, that will not change the due date or amount of any monthly payment, unless the Holder agrees in writing to a change.

7. SECURITY:

The payment of this Note shall be secured by real estate described in a Mortgage of even date executed in favor of the Holder (the "Mortgagee"). The Mortgagee expressly waives any rights in other collateral as security for this Note. Reference to such Mortgage is hereby made for a more particular description of the terms and conditions of acceleration thereof upon which this Note is issued and secured.

8. ACCELERATION:

In the event of a default in the payment of any monthly payment due under this Note, or in case of a failure to perform any of the terms and covenants contained in the Mortgage, or if there should be such a change in the affairs (financial or otherwise) of any party liable under this Note, as in the opinion of the Holder would increase the risk or render the debt insecure, the whole of the debt evidenced by this Note, or any balance remaining unpaid thereon, together with any and all accrued interest may, at the option of the Holder, without notice of such acceleration to any party to this Note, become at once due and payable, and a failure of the Holder to so declare such indebtedness to be due shall not constitute a waiver of the right to later declare the entire indebtedness to be at once due and payable.

9. WAIVERS:

You and any other person who has obligations under this Note waive presentment, protest, notice of protest, notice of dishonor, demand and all legal diligence in enforcing the collection of this Note and hereby expressly agree that the Holder may defer or postpone collection of the whole or any part of this Note, either principal and/or interest, or may extend or renew the whole or any part thereof. "Presentment" means the right

to require the Note Holder to demand payment of amounts due. "Notice of dishonor" means the right to require the Note Holder to give notice to other persons that amounts due have not been paid.

10. ATTORNEY'S FEES:

You will pay all costs the Holder may incur in collecting or securing or attempting to collect or secure this Note, whether by suit or otherwise, including a reasonable attorney's fee not in excess of 15.00% of the unpaid debt after default, if the amount financed hereunder or original principal amount exceeds \$300.00 and this note is referred, for collection, to an attorney who is not our employee.

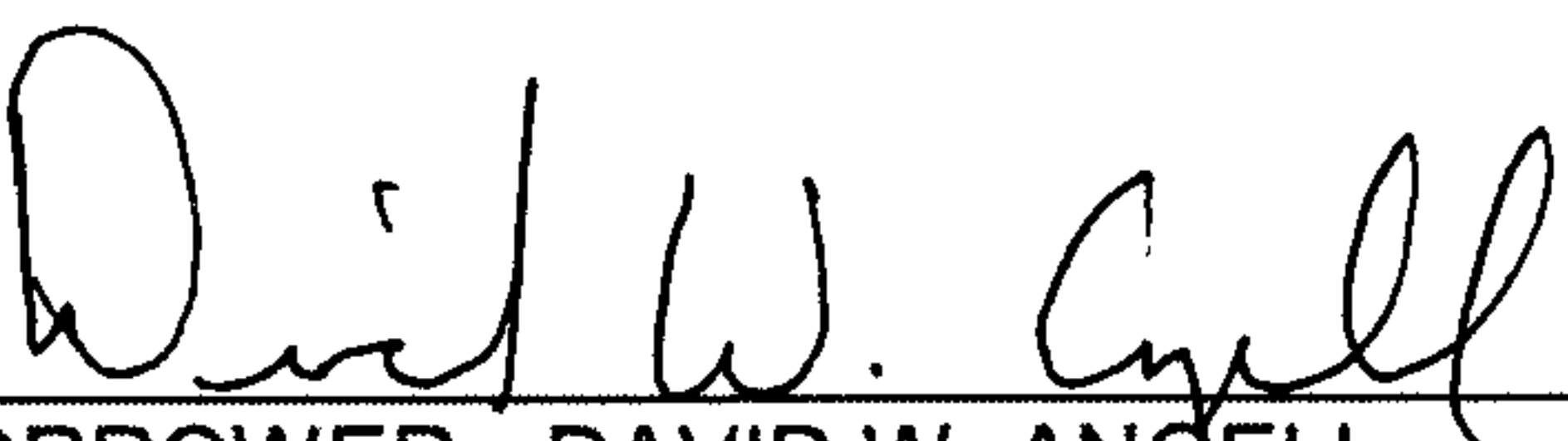
11. GIVING OF NOTICES:


Unless applicable law requires a different method, any notice that must be given to you under this Note will be given by delivering it or by mailing it by first class mail addressed to you at the address stated above or such other address as you may designate by notice to the Holder. Any notice that must be given to the Holder under this Note shall be given by mailing such notice by first class mail to the address of the Holder as stated above or to such other address as may have been designated by notice to you.


12. GOVERNING LAW:

This Note shall be governed as to its validity, interpretation, construction, affect and in all other respects by the laws and decisions of the State of Alabama.

IN WITNESS WHEREOF, you have hereunto affixed your hands and seals on the 13TH day of AUGUST, 2012.

 Seal
BORROWER - DAVID W. ANGELL

 Seal
BORROWER - BRENDA J. ANGELL


20120817000305000 12/12 \$46.00
Shelby Cnty Judge of Probate, AL
08/17/2012 11:24:09 AM FILED/CERT