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This document prepared by:  
Karen Lowery  
Union State Bank  
Pell City, AL 35125

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Shelby Cnty Judge of Probate, AL  
09/20/2012 03:02:33 PM FILED/CERT

STATE OF ALABAMA  
SHELBY COUNTY

**MORTGAGE MODIFICATION AGREEMENT**

This agreement is by and between Union State Bank ("Bank") and **Ronnie Fleming and wife, Sonja Fleming** ("Borrower"). WHEREAS, Borrower is indebted to Bank as evidenced by a Note dated **09/14/12** ("Note"), and secured by a Mortgage on Real Property situated in, **Shelby County, Columbiana, Alabama**, such Mortgage being recorded in **Mortgage 20120406000120030** in the Office of the Judge of Probate, **Shelby County, Columbiana, Alabama** ("Mortgage"); and WHEREAS, Borrower and Bank desire to modify the terms of said Mortgage as set forth herein.

NOW, THEREFORE, for and in consideration of the premises, Borrower and Bank agree that the Mortgage is modified as follows:

**Mortgage dated April 3, 2012 now modified from \$80,000.00 to \$100,00.00 in the name of Ronnie Fleming and wife, Sonja Fleming.**

Except as modified herein, all of the terms and conditions of the Mortgage shall remain in full force and effect. IN WITNESS WHEREOF, the parties hereto have caused this instrument to be executed effective this **14th** day of **September, 2012**.

**BORROWER(S):**

BY: Ronnie Fleming  
RONNIE FLEMING

BY: Sonja Fleming  
SONJA FLEMING

**Lender: Union State Bank**

BY: Joe Yates  
JOE YATES, EVP

STATE OF ALABAMA  
St. Clair COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Ronnie Fleming**, Whose name(s) are signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that being informed of the contents of this conveyance, executed the same voluntarily on the day the same bears date. Given under my hand and official seal this 14th day of September **2012**.

My commission expires MARCH 13, 2013  
MY COMMISSION EXPIRES MARCH 13, 2013

STATE OF ALABAMA  
St. Clair COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Sonja Fleming** Whose name(s) are signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that being informed of the contents of this conveyance, executed the same voluntarily on the day the same bears date. Given under my hand and official seal this 14th day of September **2012**.

My commission expires MARCH 13, 2013  
MY COMMISSION EXPIRES MARCH 13, 2013

STATE OF ALABAMA  
St. Clair COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Joe Yates EVP** is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that being informed of the contents of this conveyance, **he** as such **Officer**, and with full authority, executed the same voluntarily for and as the act of said corporatist, **he**. Given under my hand and official seal this 14th day of September **2012**.

My commission expires MARCH 13, 2013  
MY COMMISSION EXPIRES MARCH 13, 2013

Notary Public