

This document prepared by:
Union State Bank
Hoover, AL 35216

20121012000392320 1/1 \$27.00
Shelby Cnty Judge of Probate, AL
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STATE OF ALABAMA
SHELBY COUNTY

MORTGAGE MODIFICATION AGREEMENT

This agreement is by and between Union State Bank ("Bank") and **Colonial Group LLC** "Borrower").

WHEREAS, Borrower is indebted to Bank as evidenced by a Note dated 3rd day of August, 2011 ("Note"), and secured by a Mortgage on Real Property situated in, **Shelby County, Alabama** such Mortgage being recorded in **Mortgage Bk: 20110805000229460** in the Office of the Judge of Probate, **Shelby County, 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 August 03, 2011 is hereby modified as follows:

Increase maximum obligation limit from \$82,000.00 to \$92,000.00

This Mortgage Modification does not change the maturity date of the note, or any terms of the original mortgage.

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 26th day of September, 2012.

BORROWER(S): Colonial Group LLC

BY: Michael Robinson
Michael Robinson- Member

BY: Angie Robinson
Angie Robinson- Member

Lender: Union State Bank

BY: Thomas E Thornton
Thomas E Thornton, AVP

STATE OF ALABAMA

Jefferson COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that , **Michael Robinson and Angie Robinson**, Whose name(s) as **Member** of the **Colonial Group LLC** 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 26 day of September 2012.

My commission expires: 6-26-16 Notary Public: Daniel D. Smith

STATE OF ALABAMA

Jefferson COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Thomas E Thornton, AVP** 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 **Assistant Vice President**, and with full authority, executed the same voluntarily for and as the act of said corporatist.

Given under my hand and official seal this 26 day of September 2012.

My commission expires: 6-26-16 Notary Public: Daniel D. Smith