

(Space Above This Line For Recording Data)

NMLS COMPANY IDENTIFIER: 402669 NMLS ORIGINATOR IDENTIFIER: 642229

## MODIFICATION AGREEMENT - MORTGAGE

THIS MODIFICATION AGREEMENT ("Agreement") is made this 13th day of September, 2013, between LARRY B BECKWITH, HUSBAND, whose address is 55 Salser Lane, COLUMBIANA, Alabama 35051, and CAROLYN T BECKWITH, WIFE, whose address is 55 SALSER LANE, COLUMBIANA, Alabama 35051 (" Mortgagor"), and Renasant Bank whose address is 106 EAST COLLEGE STREET, COLUMBIANA, Alabama 35051 ("Lender").

Renasant Bank and Mortgagor entered into a Mortgage dated August 15, 2008 and recorded on July 24, 2009, filed for record in records of JUDGE OF PROBATE of SHELB Y COUNTY, State of Alabama, with recorder's entry number 20090724000286180 ("Mortgage"). The Mortgage covers the following described real property:

Address: 55 Salser Lane, COLUMBIANA, Alabama 35051 Legal Description: SEE ATTACHED EXHIBIT "A" Parcel ID/Sidwell Number: 15 1 12 0 000 001.001

Property Size: 7.68 acres.

It is the express intent of the Mortgagor and Lender to modify the terms and provisions set forth in the Mortgage. Mortgagor and Lender hereby agree to modify the Mortgage as follows:

## • THE MATURITY DATE OF THE D/T IS EXTENDED UNTIL 09/15/2023.

Mortgagor and Lender agree that the Mortgage including such changes, modifications, and amendments as set forth herein, shall remain in full force and effect with respect to each and every term and condition thereof and nothing herein contained shall in any manner affect the lien of the Mortgage on the Property. Nothing contained herein shall in any way impair the Mortgage or the security now held for the indebtedness thereunder, or alter, waive, annul, vary, or affect any provision, term, condition, or covenant therein, except as herein provided, nor affect or impair any rights, powers, privileges, duties, or remedies under the Mortgage it being the intent of Mortgagor and Lender that the terms and provisions thereof shall continue in full force and effect, except as specifically modified herein. Nothing in this Agreement shall constitute a satisfaction of the promissory note or notes, or other credit agreement or agreements secured by the Mortgage.

Lender's consent to this Agreement does not waive Lender's right to require strict performance of the Mortgage modified above, nor obligate Lender to make any future modifications. Any guarantor or cosigner shall not be released by virtue of this Agreement.

If any Mortgagor who signed the original Mortgage does not sign this Agreement, then all Mortgagors signing below acknowledge that this Agreement is given conditionally, based on the representation to Lender that the nonsigning person consents to the changes and provisions of this Agreement or otherwise will not be released by it. This waiver applies not only to any initial extension or modification, but also to all such subsequent actions.

This Agreement shall be binding upon the heirs, successors, and assigns with respect to parties hereto. Whenever used, the singular shall include the plural, the plural, the singular, and the use of any gender shall be applicable to all genders.

ORAL AGREEMENTS DISCLAIMER. This Agreement represents the final agreement between the parties and may not be contradicted by evidence of prior, contemporaneous or subsequent oral agreements of the parties. There are no unwritten oral agreements between the parties.

## ADDITIONAL PROVISIONS. BORROWER: LARRY B BECKWITH CAROLYN T BECKWITH

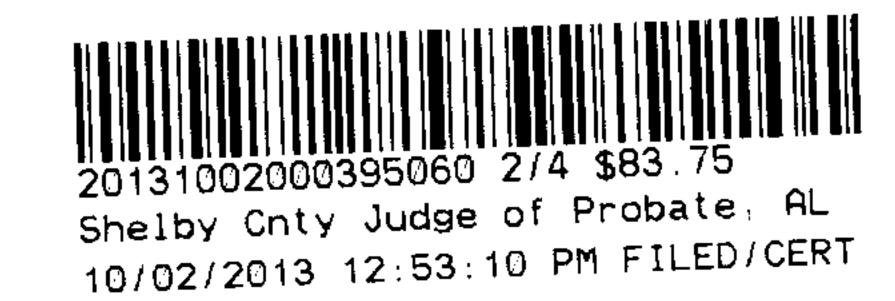
NOTE # 329933472 IN THE AMOUNT OF \$40,448..00 **MATURITY DATE 09/15/2023** 

By signing below, Mortgagor and Lender acknowledge that they have read all the provisions contained in this Agreement, and that they accept and agree to its terms.	
Herry Br Beckery	
LARRY B BECKWITH	Date
Gualyn J. Dietick	4925.13
CAROLYN T BECKWITH	Date
	INDIVIDUAL ACKNOWLEDGMENT
STATE OF ALABAMA	
COUNTY OF	)
this day that, being informed of th	, do hereby certify that LARRY B BECKWITH, and CAROLYN To signed to the foregoing and who are known to me, acknowledged before me on the contents of the Modification Agreement, they executed the same, voluntarily wen under my hand this $25\%$ Day of $54\%$ 2013.
My commission expires:	(Endalittine)
	Identification Number
(Official Seal)	

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LENDER: Renasant Bank  Aurie Chunido 9-25-13		
By: LAURIE EDWARDS	Date	
BUSINESS ACKNOWLEDGMENT		
STATE OF ALABAMA	)	
COUNTY OF	)	
foregoing instrument and who is known contents of the instrument, he or should also the act of said		
	# day of Syt. 2013.	
My commission expires:  \( \begin{array}{c} - \left -	Identification Number	
(Official Seal)		

THIS INSTRUMENT PREPARED BY:

Renasant Bank P.O. Box 520 KOSCIUSKO, MS 39090 AFTER RECORDING RETURN TO:

Renasant Bank P.O. Box 520

KOSCIUSKO, MS 39090

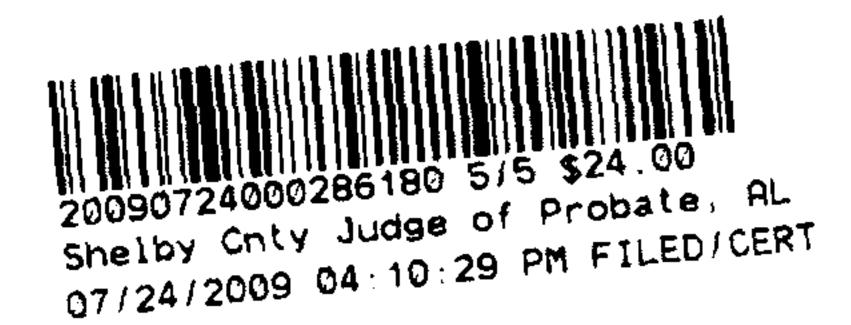
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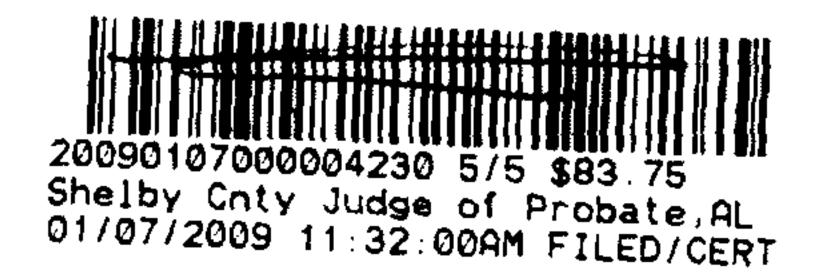
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## **EXIBIT A**

A PORTION OF THE SE QUARTER OF SECTION 1 AND THE NE QUARTER OF SECTION 12, TOWNSHIP 20 SOUTH, RANGE 1 WEST, MORE PARTICULARLY AS FOLLOWS: BEGIN AT THE SW CORNER OF THE SE QUARTER OF THE SE QUARTER OF THE SE QUARTER OF SECTION I, TOWNSHIP 20 SOUTH, RANGE 1 WEST AND RUN NORTHERLY ALONG THE WEST SIDE OF THE SAID QUARTER-QUARTER FOR 407.16 FEET TO A POINT ON THE SOUTH RIGHT OF WAY TO SHELBY COUNTY, ROAD #447, THEN TURN AN ANGLE OF 123 DEGREES 12 MINUTES 2 SECONDS TO THE RIGHT AND RUN 204.02 FEET TO A POINT ON THE SOUTH RIGHT OF WAY OF SAID ROAD, THEN TURN AN ANGLE OF 7 DEGREES 19 MINUTES 59 SECONDS TO THE LEFT AND RUN 210.48 TO A POINT ON THE SOUTH RIGHT OF WAY OF SAID ROAD, THEN TURN AN ANGLE OF 39 DEGREES 29 MINUTES 42 SECONDS TO THE RIGHT AND RUN 329.12 FEET TO A POINT ON THE WEST RIGHT OF WAY OF SAID ROAD, THEN TURN AN ANGLE OF 21 DEGREES 41 MINUTES 23 SECONDS TO THE RIGHT AND RUN 236.33 FEET TO A POINT ON THE NORTH RIGHT OF WAY OF SHELBY COUNTY, ROAD #432, THEN TURN AN ANGLE OF 37 DEGREES 59 MINUTES 52 SECONDS TO THE RIGHT AND RUN 457 FEET TO A POINT ON THE NORTH RIGHT OF WAY OF SAID ROAD #432, THEN TURN AN ANGLE OF 14 DEGREES 40 MINUTES 39 SECONDS TO THE RIGHT AND RUN 134,89 FEET TO A POINT ON THE NORTH RIGHT OF WAY OF SAID ROAD #432 (SAID POINT ALSO BEING IN THE CENTERLINE OF THE NORTH FORK OF YELLOW LEAF CREEK), THEN TURN AN ANGLE OF 63 DEGREES 43 MINUTES 40 SECONDS TO THE RIGHT AND RUN 50.08 FEET ALONG THE CENTERLINE OF SAID CREEK. THEN TURN AN ANGLE OF 61 DEGREES 41 MINUTES 56 SECONDS TO THE RIGHT AND RUN 783 FEET BACK TO THE POINT OF BEGINNING IN SHELBY COUNTY, ALABAMA.

