



20131210000476100 1/2 \$17.00
Shelby Cnty Judge of Probate, AL
12/10/2013 11:20:59 AM FILED/CERT

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Subordination Agreement

8114071

Customer Name: Barbara Crigler

Account Number: 3872

Request Id: 1310SB0201

THIS AGREEMENT is made and entered into on this 12th day of November, 2013, by Regions Bank (Hereinafter referred to as "Regions Bank") in favor of GREEN TREE SERVICING LLC, its successors and/or assigns (hereinafter referred to as "Lender").

RECITALS

Regions Bank loaned to Barbara Crigler and Richard P Crigler (the "Borrower", whether one or more) the sum of \$10,800.00. Such loan is evidenced by a note dated April 11, 2008, executed by Borrower in favor of Regions Bank, which note is secured by a mortgage, deed of trust, security deed, to secure debt, or other security agreement recorded 5/7/2008, Instrument # 20080507000186810 in the public records of SHELBY COUNTY, AL (the "Regions Mortgage"). Borrower has requested that lender lend to it the sum of \$318,400.00 which loan will be evidenced by a promissory note, and executed by Borrower in favor of Lender (the "Note"). The Note will be secured by a mortgage of the same date as the Note (the "Mortgage"). Lender and Borrower have requested that Regions Bank execute this instrument.

to be recorded concurrently herewith **AGREEMENT**

In consideration of the premises and for other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, Regions Bank agrees that the Mortgage shall be and remain at all times a lien or charge on the property covered by the Mortgage prior and superior to the lien or charge of Regions Bank to the extent the Mortgage secures the debt evidenced by the Note and any and all renewals and extensions thereof, or of any part thereof, and all interest payable on all of said debt and on any and all such renewals and extensions, and to the extent of advances made under the Note of the Mortgage necessary to preserve the rights or interest of Lender thereunder, but not to the extent of any other future advances.

IN WITNESS WHEREOF, Regions Bank has caused this instrument to be executed by its duly authorized officer on the day and date first set forth above.

Regions Bank

By: *Dorothy Yellow*
Its Vice President

State of Alabama
County of Shelby

PERSONALLY APPEARED BEFORE ME, the undersigned authority in and for the said County and State, on this the 12th day of November, 2013, within my jurisdiction, the within named *Dorothy Yellow* who acknowledged that he/she is *SVP* of Regions Bank, a banking corporation, and that for and on behalf of the said Regions Bank, and as its act and deed, he/she executed the above and foregoing instrument, after first having been duly authorized by Regions Bank so to do.

Bonnie Benedict
Notary Public

3-6-15

My commission expires:

NOTARY MUST AFFIX SEAL

This Instrument Prepared by:

Virginia Benedict

Regions Bank

2050 Parkway Office Cir, RCN 2

Hoover, AL 35244

Exhibit "A"


Real property in the City of **Pelham**, County of **SHELBY**, State of **Alabama**, described as follows:

**LOT 470 ACCORDING TO THE SURVEY OF STONEYKIRK AT BALLANTRAE PHASE 3, AS
RECORDED IN MAP BOOK 35, PAGE 11, IN THE PROBATE OFFICE OF SHELBY COUNTY,
ALABAMA.**

**Being all of that certain property conveyed to RICHARD P. CRIGLER, JR. from BLAIR HOMES,
INC., A CORPORATION, by deed dated June 29, 2007 and recorded July 02, 2007 as
INSTRUMENT NO. 20070702000309840 of official records.**

Commonly known as: 1456 Stoneykirk Rd, Pelham, AL 35124

APN #: **14-8-28-2-006-009-000**

 **CRIGLER**
47917439
FIRST AMERICAN ELS
SUBORDINATION AGREEMENT

AL

*WHEN RECORDED, RETURN TO:
FIRST AMERICAN TITLE INSURANCE CO.
1100 SUPERIOR AVENUE, SUITE 200
CLEVELAND, OHIO 44114
NATIONAL RECORDING*