

20140429000127370  
04/29/2014 02:19:09 PM  
SUBAGREM 1/4

Return to:

**NETCO.**

733 Crown Industrial Court - A  
Chesterfield, MO 63005

Property Tax ID#: 23 2 09 0 009 014.000  
Customer Reference Number NAL-1223169

SOURCE OF TITLE  
DEED BK 200609 PAGE 08000444110

## SUBORDINATION AGREEMENT

**THIS INDENTURE**, made this 15<sup>th</sup> day of April, 2014  
between TRUSTMARK NATIONAL BANK, hereinafter called party of the First Part, and REGIONS BANK  
DBA REGIONS MORTGAGE, hereinafter called Party of the Second Part,

**WITNESSETH**, that whereas Party of the First Part is the owner and holder of a certain Lien taken out  
by STEVEN T. WALKER, VERONICA A. WALKER to Mortgage Professionals, INC., in the original  
principal indebtedness of \$46,935.00, which Lien was recorded on 9/8/2006 as Instrument No.  
20060908000444140; further assigned to TRUSTMARK NATIONAL BANK on 09/8/2006 as Instrument  
No.20060908000444150, encumbering the land situate in the County of SHELBY, AL, described as follows:

**"SEE COMPLETE LEGAL ATTACHED AS  
EXHIBIT "A" INCLUDED HERewith AND  
MADE A PART HEREOF"**

PROPERTY ADDRESS:  
184 RED BAY DRIVE  
ALABASTER, AL 35007

**AND WHEREAS,** STEVEN T. WALKER, VERONICA A. WALKER, has made application to the Party of the Second Part for a loan to REGIONS BANK DBA REGIONS MORTGAGE in the amount not to exceed \$230,505.00, to be secured by a First Lien encumbering the above described premises, and Party of the Second Part has required as a condition precedent to making of said loan that the Party of the First Part subordinate its lien and the lien thereof and all of its rights there under to the lien to be placed upon said premises as aforesaid, and Party of the First Part is agreeable to such subordination.

**NOW THEREFORE,** in consideration of the sum of One Dollar (\$1.00), and other valuable consideration in hand paid by the Party of the Second Part to the Party of the First Part, receipt whereof is hereby acknowledged, and as inducement for making the aforesaid loan by the Party of the Second Part to the aforesaid STEVEN T. WALKER, VERONICA A. WALKER, the Party of The First Part does hereby subordinate the aforesaid lien by it and the lien thereof and all of its rights and there under to the lien recorded in Official Records, Book\_\_\_\_\_, Page\_\_\_\_\_, or Document Number \_\_\_\_\_ of the Public Records of SHELBY County AL, encumbering the above described premises and does hereby covenant with the Party of the Second Part that it has not transferred or assigned the aforesaid lien held by it, nor the Promissory Note it secures, nor any interest held by it in either of said instruments, and it executed this Subordination Agreement as tenants by the entirety of the entire interest held by it in said Note and lien and declare any right or claim held by it to be subject and inferior to the Mortgage held by the Party of the Second Part and to all rights of the Party of the Second Part there under.

IN WITNESS WHEREOF, THE PARTY OF THE FIRST PART HAS HEREUNTO SET ITS HAND AND SEAL ON THE DAY AND YEAR FIRST WRITTEN.

WITNESSES:

Kim Wolverton

Kim Wolverton  
PRINT NAME

TRUSTMARK NATIONAL BANK

By: Rene Knight

Its: Assistant Vice-President

Jessica Cornelison

Jessica Cornelison  
PRINT NAME

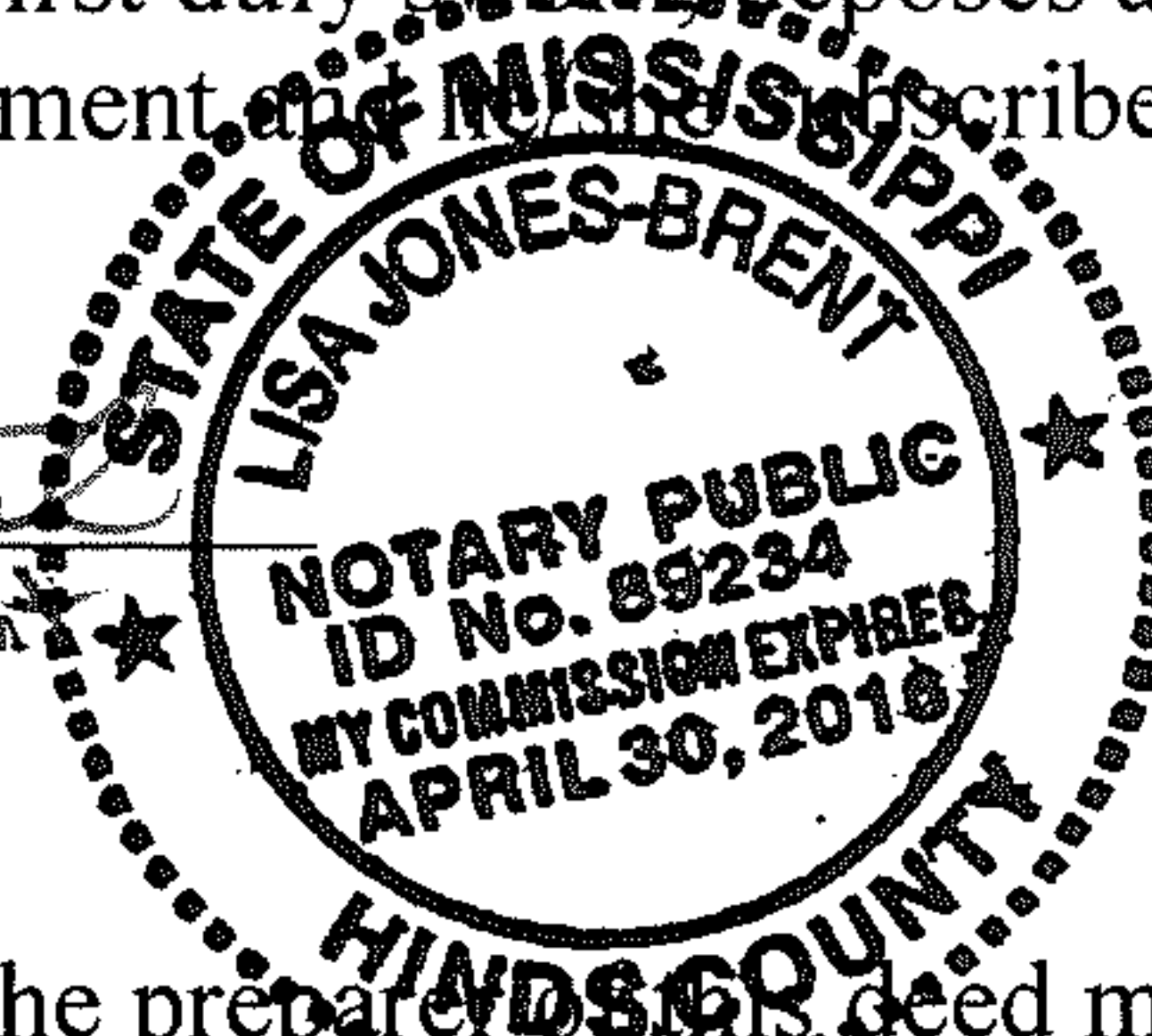
STATE OF Mississippi

COUNTY OF Hinds

BEFORE ME, the undersigned authority, personally appeared on 4/15/14  
Rene Knight, who is the Assistant Vice-President of TRUSTMARK  
NATIONAL BANK, appearing on behalf of said corporation, who is known to me or has shown

Same as identification, who after being by me first duly sworn, deposes and says that  
he/she has the full binding authority so execute this Subordination Agreement and has described his/her  
name thereto in certification thereof.

Lisa Jones-Brent  
NOTARY PUBLIC  
My Commission Expires 4/30/16



No title search was performed on the subject property by the preparer. The preparer of this deed makes neither representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantor/Grantee and /or their agents; no boundary survey was made at the time of this conveyance.

Prepared by:

Curphey & Badger Law  
28100 US Highway 19 North, Suite 300  
Clearwater, Florida 33761

NETCO

NETCO File Number: NAL-1223169

Borrower Last Name: Walker

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**Exhibit A**  
**Legal Description**

**Lot 14, according to the Survey of Lake Forest, Sixth Sector, as recorded in Map Book 36, Page 35, in the Probate Office of Shelby County, Alabama.**

**Commonly known as: 184 Red Bay Drive, Maylene, AL 35114 in the County of Shelby**

**Parcel Number: 23 2 09 0 009 014.000**



Filed and Recorded  
Official Public Records  
Judge James W. Fuhrmeister, Probate Judge,  
County Clerk  
Shelby County, AL  
04/29/2014 02:19:09 PM  
\$23.00 CHERRY  
20140429000127370

A handwritten signature in black ink, appearing to be "J. Fuhrmeister", is written over the bottom right portion of the official stamp.