

RECORDATION REQUESTED BY:
Renasant Bank
Columbiana Office
106 E College St
Columbiana, AL 35051

WHEN RECORDED MAIL TO:
Renasant Bank
Kristy Bell
PO Box 4140
Tupelo, MS 38803

SEND TAX NOTICES TO:
Renasant Bank
Columbiana Office
106 E College St
Columbiana, AL 35051

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE ONLY

MODIFICATION OF MORTGAGE



#####074006122015

THIS MODIFICATION OF MORTGAGE dated June 12, 2015, is made and executed between PEGGY JOYCE PEARSON, whose address is 844 HWY 71, SHELBY, AL 35143 (referred to below as "Grantor") and Renasant Bank , whose address is 106 E College St, Columbiana, AL 35051 (referred to below as "Lender").
MORTGAGE. Lender and Grantor have entered into a Mortgage dated June 12, 2015 (the "Mortgage") which has been recorded in Shelby County, State of Alabama, as follows:

7-31-2008 recorded April 2, 2009 Instrument #20090402000120390.

REAL PROPERTY DESCRIPTION. The Mortgage covers the following described real property located in Shelby County, State of Alabama:

See Exhibit "A", which is attached to this Modification and made a part of this Modification as if fully set forth herein.

The Real Property or its address is commonly known as 844 HWY 71, SHELBY, AL 35143.

MODIFICATION. Lender and Grantor hereby modify the Mortgage as follows:

Extended Maturity date to 6-20-2045. Bal: 52,328.90

CONTINUING VALIDITY. Except as expressly modified above, the terms of the original Mortgage shall remain unchanged and in full force and effect and are legally valid, binding, and enforceable in accordance with their respective terms. Consent by Lender to this Modification does not waive Lender's right to require strict performance of the Mortgage as changed above nor obligate Lender to make any future modifications. Nothing in this Modification shall constitute a satisfaction of the promissory note or other credit agreement secured by the Mortgage (the "Note"). It is the intention of Lender to retain as liable all parties to the Mortgage and all parties, makers and endorsers to the Note, including accommodation parties, unless a party is expressly released by Lender in writing. Any maker or endorser, including accommodation makers, shall not be released by virtue of this Modification. If any person who signed the original Mortgage does not sign this Modification, then all persons signing below acknowledge that this Modification is given conditionally, based on the representation to Lender that the non-signing person consents to the changes and provisions of this Modification 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.

GRANTOR ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS MODIFICATION OF MORTGAGE AND GRANTOR AGREES TO ITS TERMS. THIS MODIFICATION OF MORTGAGE IS DATED JUNE 12, 2015.

THIS MODIFICATION IS GIVEN UNDER SEAL AND IT IS INTENDED THAT THIS MODIFICATION IS AND SHALL CONSTITUTE AND HAVE THE EFFECT OF A SEALED INSTRUMENT ACCORDING TO LAW.

GRANTOR:

x Peggy Joyce Pearson (Seal)
PEGGY JOYCE PEARSON

LENDER:

RENASANT BANK

x Carol Orso (Seal)
Authorized Signer

20150619000207100 1/3 \$98.60
Shelby Cnty Judge of Probate, AL
06/19/2015 04:06:40 PM FILED/CERT

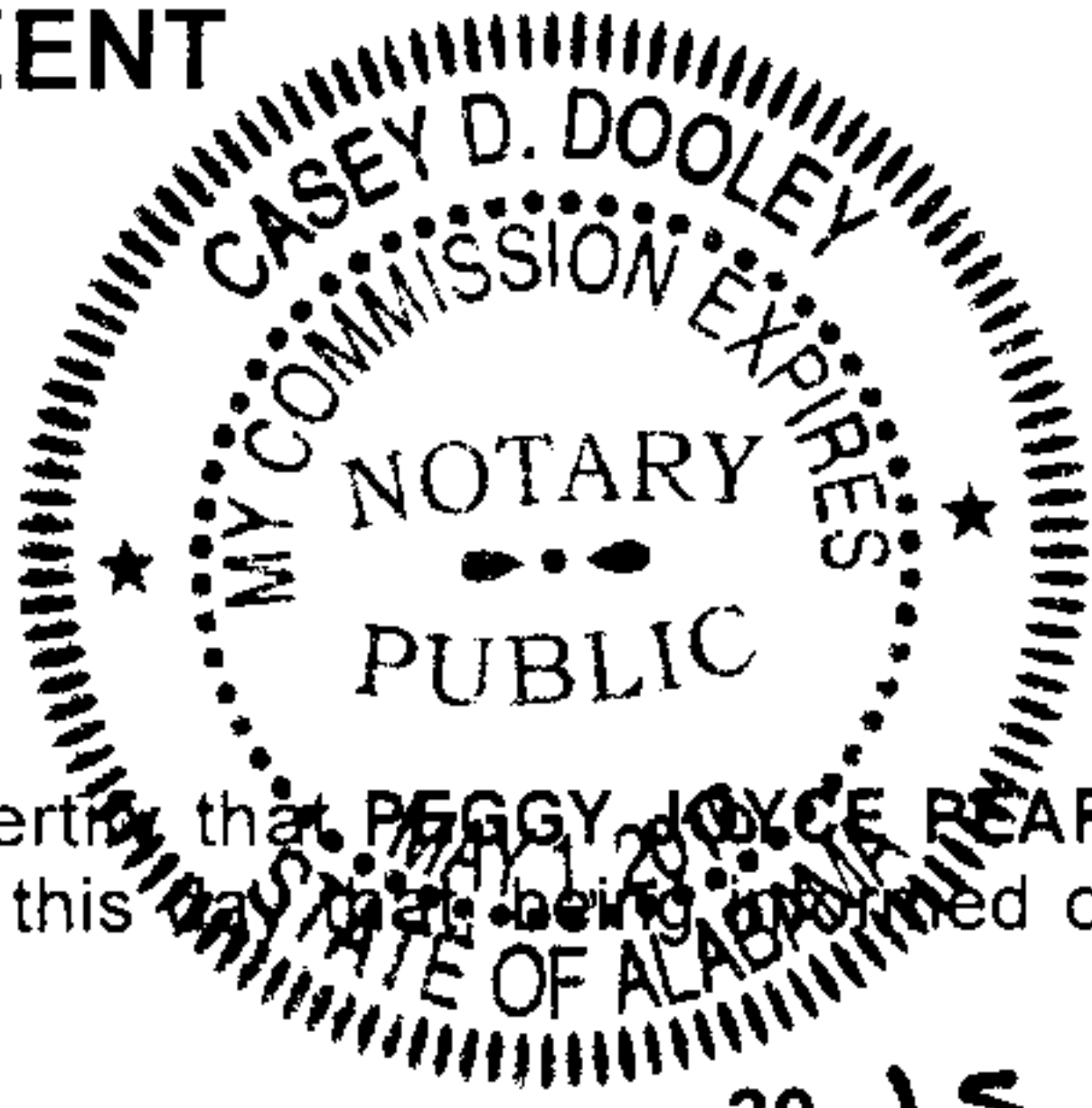
This Modification of Mortgage prepared by:

Name: Carol Orso
Address: 106 E College St
City, State, ZIP: Columbiana, AL 35051

MODIFICATION OF MORTGAGE
(Continued)

INDIVIDUAL ACKNOWLEDGMENT

STATE OF Alabama)
) SS
COUNTY OF Shelby)



I, the undersigned authority, a Notary Public in and for said county in said state, hereby certify that PEGGY JOYCE PEARSON, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this 19th day of June, 20 15, that he or she executed the same voluntarily on the day the same bears date.

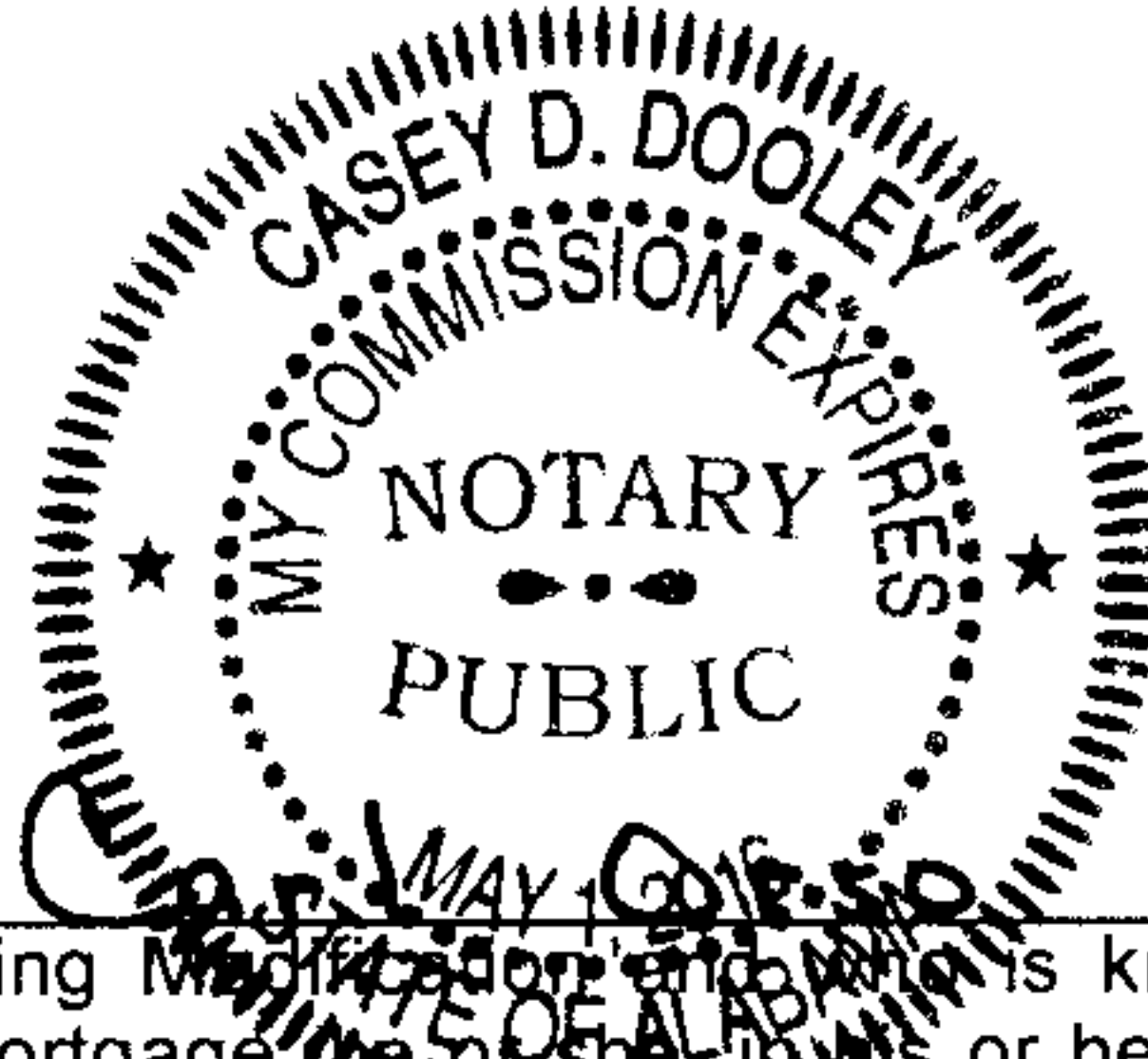
Given under my hand and official seal this 19th day of June, 20 15.

Casey Dooley
Notary Public

My commission expires May 1, 2016

LENDER ACKNOWLEDGMENT

STATE OF Alabama)
) SS
COUNTY OF Shelby)



I, the undersigned authority, a Notary Public in and for said county in said state, hereby certify that Authorized Signer of Renasant Bank is signed to the foregoing Modification of Mortgage and who is known to me, acknowledged before me on this day that, being informed of the contents of the Modification of Mortgage, she is or her capacity as such Authorized Signer of Renasant Bank, executed the same voluntarily on the day same bears date.

Given under my hand and official seal this 19th day of June, 20 15.

Casey Dooley
Notary Public

My commission expires May 1, 2016

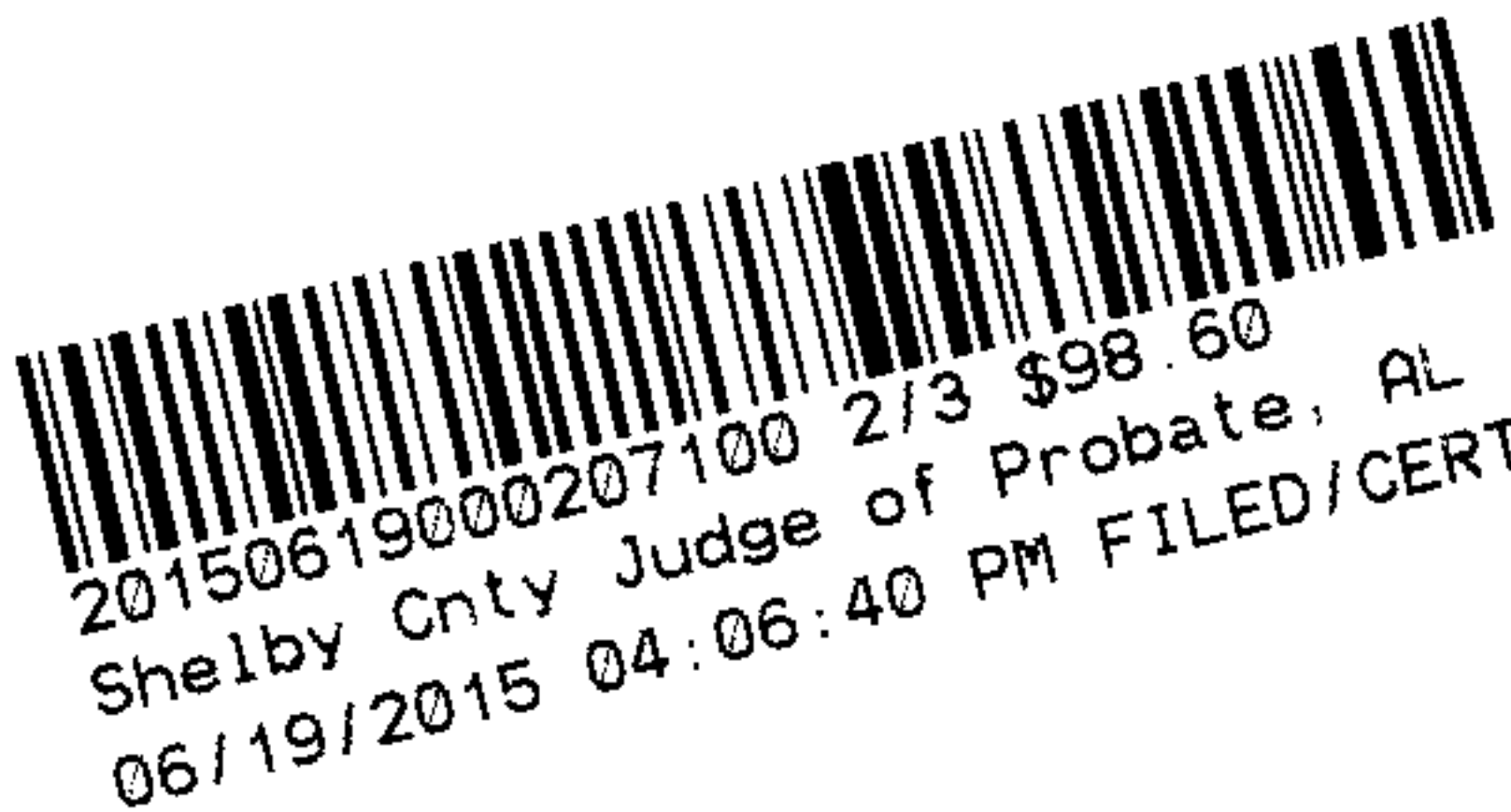


EXHIBIT "A"

Commence at the Southeast corner of the SW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 14, Township 24 North, Range 15 East; Thence run West along the South Line of said $\frac{1}{4}$ $\frac{1}{4}$ Section a distance of 363.00 feet; Thence turn an angle of 91 degrees, 02 minutes to the right; and run a distance of 364.97 feet to the point of beginning; Thence continue in the same direction at a distance of 341.52 feet to the point on the South right of way line of Shelby County Highway #71; Thence turn an angle of 107 degrees, 23 minutes, 31 seconds to the right and run South along said right of way a distance of 200.96 feet; Thence turn an angle of 92 degrees, 48 minutes, 29 seconds to the right and run a distance of 298.29 feet; thence turn an angle of 68 degrees, 44 minutes, 45 seconds to the right and run a distance of 88.41 feet to the point of beginning. Situated in the SW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 14, Township 24 North, Range 15 East, Shelby County, Alabama and containing 1.03 acres.

Subject to easements, restrictions and rights-of-way of record.

