

This Instrument Prepared by
Return to: Charline Mendoza
Nationstar Mortgage LLC, dba Greenlight Loans
18200 Von Karman #300
Irvine, CA 92612

Return to Byron Machin
Vantage Point Title, Inc.
25400 US 19 North, Suite 135
Clearwater, FL 33763

AL200024

Property Tax ID#: 36-2-03-2-002-057-000 and 36-2-03-2-002-058.000

SUBORDINATION AGREEMENT

THIS INDENTURE, made this 20th day of May, 2015
between Trustmark, hereinafter called party of the First Part, and NATIONSTAR
MORTGAGE LLC, 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 Margie Sue Lowery to Trustmark, in the original principal
indebtedness of \$75,000.00, which Lien encumbering the land situate in the County of
SHELBY, described as follows:

“SEE COMPLETE LEGAL ATTACHED AS
EXHIBIT “A” INCLUDED HERewith AND
MADE A PART HEREOF”

PROPERTY ADDRESS: 12286 COUNTY 73 ROAD, MONTEVALLO, AL 35115

AND WHEREAS, Margie Sue Lowery, has made application to the Party of the Second
Part for a loan to NATIONSTAR MORTGAGE LLC, in the amount not to exceed
\$127,000.00, 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 Margie Sue Lowery, 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 0348, Page 0136, or Document Number _____ of the Public

0774

Records of Chilton County, 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.

**Recorded Concurrently Herewith*

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

WITNESSES:

TRUSTMARK NATIONAL BANK

Judyh Santa Cruz
(Witness 1 - Signature)

JUDY L. SANTA CRUZ
(Witness 1 - Print Name)


Mary D. Lawson
(Witness 2 - Signature)

MARY D. LAWSON
(Witness 2 - Print Name)

By: [Signature]
(Signature)

JOHN KIRBY
(Print Name)

Its: MARKET PRESIDENT
(Title)


20151027000374280 2/4 \$23.00
Shelby Cnty Judge of Probate, AL
10/27/2015 12:58:59 PM FILED/CERT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of the document.

STATE OF Alabama

COUNTY OF Shelby

On May 20 2015 BEFORE ME, the undersigned authority, personally appeared John Kirby, who is the Area President of Trustmark National Bank, appearing on behalf of said corporation, who is known to me or has shown _____ 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 he/she subscribed his/her name thereto in certification thereof.

Judy h. Santa Cruz
NOTARY PUBLIC
My Commission Expires 8-4-18

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:
CHARLINE MENDOZA
Nationstar Mortgage LLC, dba Greenlight Loans
18200 Von Karman Avenue, Suite 300
Irvine, CA 92612



20151027000374280 3/4 \$23.00
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EXHIBIT "A"

A PARCEL OF LAND IN SHELBY COUNTY, ALABAMA, DESCRIBED AS
FOLLOWS:

COMMENCE AT THE SOUTHWEST CORNER OF THE NORTHEAST 1/4 OF
SECTION 3, TOWNSHIP 24 NORTH, RANGE 12 EAST OF THE ST. STEPHENS
MERIDIAN; PROCEED NORTH ALONG THE WEST LINE OF SAID 1/4 SECTION
FOR A DISTANCE OF 414.00 FEET TO A POINT ON THE NORTHERLY RIGHT
OF WAY LINE OF RAILROAD AVENUE, SAID POINT BEING THE POINT OF
BEGINNING; PROCEED N 73°33'50" E ALONG SAID RIGHT OF WAY LINE FOR
A DISTANCE OF 151.00 FEET; TURN AN ANGLE TO THE LEFT OF 90°00' AND
PROCEED FOR A DISTANCE OF 200.00 FEET; TURN AN ANGLE TO THE LEFT
OF 90°00' AND PROCEED FOR A DISTANCE OF 92.00 FEET TO SAID WEST
LINE OF SAID 1/4 SECTION; TURN AN ANGLE TO THE LEFT OF 73°33'50" AND
PROCEED SOUTH ALONG SAID LINE FOR A DISTANCE OF 208.52 FEET TO
THE POINT OF BEGINNING.

CONTAINING 0.56 ACRE, MORE OR LESS.

COMMONLY KNOWN AS 12286 County Road 73, MONTEVALLO, AL 35115

PARCEL ID NO. 14-04-05-16-0-000-025.001

