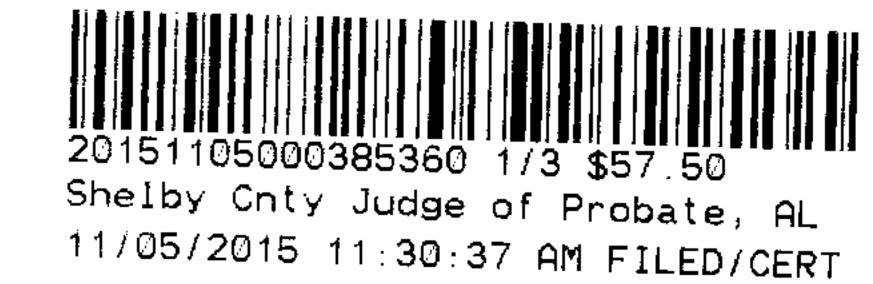
RECORDATION REQUESTED BY:

Central State Bank Pelham Branch P O Box 180 Calera, AL 35040

WHEN RECORDED MAIL TO:

Central State Bank Pelham Branch P O Box 180 Calera, AL 35040



SPACE ABOVE THIS LINE IS FOR RECORDER'S USE ONLY

MODIFICATION OF MORTGAGE

Notice: The original principal amount available under the Note (as defined below), which was \$180,000.00 (on which any required taxes already have been paid), now is increased by an additional \$25,000.00.

THIS MODIFICATION OF MORTGAGE dated October 29, 2015, is made and executed between Jeremy D. Sims, Husband and Wife; Tiffany Sims, Jerry Sims, Husband and Wife; Patricia Sims (referred to below as "Grantor") and Central State Bank, whose address is P O Box 180, Calera, AL 35040 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated April 30, 2015 (the "Mortgage") which has been recorded in SHELBY County, State of Alabama, as follows:

Recorded in Instrument #20150512000156450.

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

1ST MTG DTD 4/30/15 & DATED 10/29/15 RESIDENTIAL REAL ESTATE SHELBY AL

The Real Property or its address is commonly known as 101 Lucas Lane, Alabaster, AL 35007.

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

Increase loan amount to Two Hundred Five Thousand Dollars and XX/100 (\$205,000.00).

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 OCTOBER 29, 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.

This Notice is required by Alabama law. In this Notice the term "you" means the Grantor named above.

CAUTION IT IS IMPORTANT THAT YOU THOROUGH	HLY READ TH	E CONTRACT BEFORE YOU SIGN IT.	
GRANTOR:	manufacture.		
X Jeremy D. Sims	(Seal)	X Jerry Sims W	_(Seal)
Serently D. Sims		A POA	
X Oun Ims Patricia Sims	(Seal)	Tittiny Sims	(Seal)
LENDER:		TIFFANNI	
CENTRAL STATE BANK			

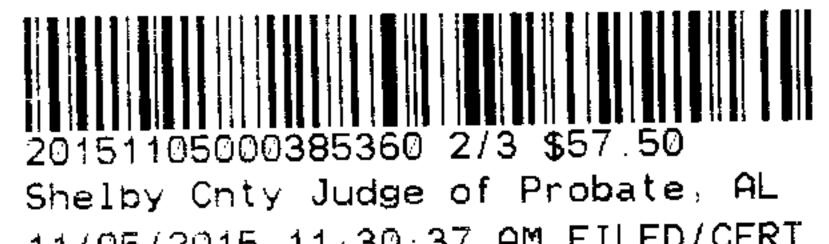
(Seal)

MODIFICATION OF MORTGAGE (Continued)

This Modification of Mortgage prepared by:

Name: TRA HERRON, CLOSING DEPT MANAGER

Address: P O Box 180



City, S	tate, ZIP: Calera, AL 35040	20151105000385360 2/3 \$57.50 Shelby Cnty Judge of Probate, AL 11/05/2015 11:30:37 AM FILED/CERT		
INDIVIDUAL ACKNOWLEDGMENT				
STATE OF MANAGEMENT)) SS			
COUNTY OF XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX	}			
	regoing instrument, and who are ki	certify that Jeremy D. Sims; Jerry Sims; Patricia Sims; nown to me, acknowledged before me on this day that, on the day the same bears date. Notary ublic		
LENDER ACKNOWLEDGMENT				
STATE OF HUBBAMA) 			
COUNTY OF SHELBY) SS)			
I, the undersigned authority, a Notary Public in and for said county in said state, hereby certify that <u>CARLENE REPARAGE</u> whose name as <u>SR YICE - PRESIDENT</u> of Central State Bank is signed to the foregoing Modification and who is known to me, acknowledged before me on this day that, being informed of the contents of the Modification of Mortgage, he or she, in his or her capacity as such SR YICE - PRESIDENT of Central State Bank , executed the same voluntarily on the day same bears date.				
	day of Octor			
My commission expires MY COMMISSION E	XPIRES 08/06/2018			

20151105000385360 3/3 \$57.50

20151105000385360 3/3 \$57.50 Shelby Cnty Judge of Probate, AL 11/05/2015 11:30:37 AM FILED/CERT

STATE OF ALABAMA SHELBY COUNTY

I, the undersigned authority, a Notary Public, in and for said County in said State, personally appeared <u>Tiffany Sims by Power of Attorney Jeremy D Sims</u>, whose names are signed to the foregoing Assignment of Rents & Leases and who are known to me, acknowledged before me on this day, that, they being informed of the contents of said agreement, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 29th day of October 2015.

Notary Public

My Commission Expires: