

Mortgage Subordination Agreement

Account No. 4987

Record Concurrently

This Agreement is made September 21, 2016, by and between U.S. Bank National Association ("Bank") and U.S. BANK NATIONAL ASSOCIATION ("Refinancer").

Bank is the mortgagee under a mortgage (the "Junior Mortgage") dated 06/21/2016, granted by JOAN M MOFFETT AND DEAN MOFFETT WIFE AND HUSBAND ("Borrower"), and recorded in the office of the County Clerk Recorder, SHELBY County, Alabama, on 07/27/2016, as Book Page Document No. 20160727000261250, encumbering the real property described therein (collectively, the "Property"). Refinancer is the mortgagee under a mortgage (the "Senior Mortgage") dated October 24, 2016, granted by the Borrower, and recorded in the same office on _____, 20____, as _____, encumbering the property. To induce Refinancer to make a loan to the Borrower secured by the Senior Mortgage, Bank has agreed to execute and deliver this Subordination Agreement.

ACCORDINGLY, in consideration of the premises and for other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Bank hereby agrees with Refinancer that the lien of the Junior Mortgage on the Property is and shall be and shall remain fully subordinate for all purposes to the lien of the Senior Mortgage on the Property, to the full extent of all sums from time to time secured by the Senior Mortgage; provided, however, that the total indebtedness secured by the Senior Mortgage does not exceed \$106,200.00, exclusive of interest thereon, amounts advanced to protect the lien and priority of the Senior Mortgage, and costs of collection, and provided further, that this agreement shall not be effective until each other mortgage or other lien recorded against the property (other than the Senior Mortgage) and each judgment that is a lien against the Property shall be subordinated of record to the lien of Senior Mortgage.

Legal Description: See Attached Legal

Property Address: 6534 QUAIL RUN DR, PELHAM, AL 35124

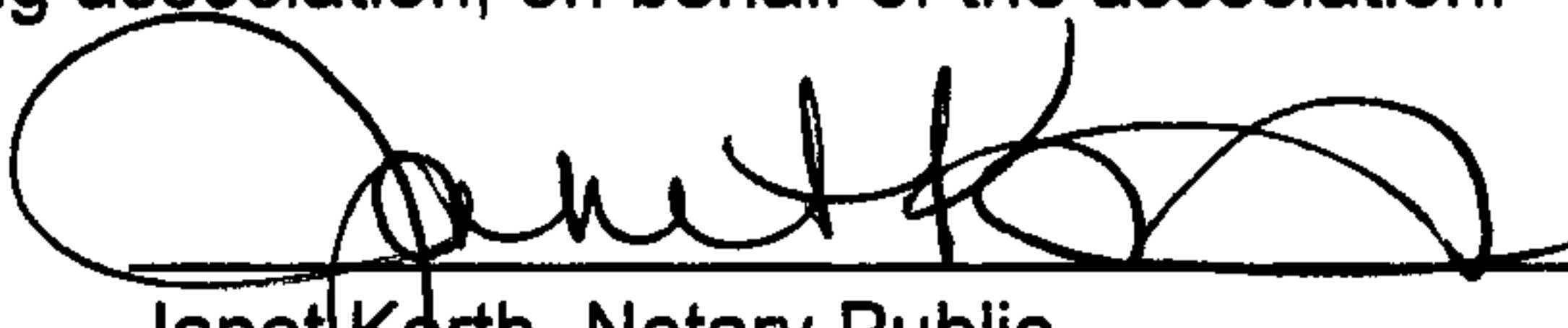
IN WITNESS THEREOF, this Subordination Agreement is executed on the day and year first above stated.

U.S. Bank National Association


By: Patricia Toraason, Operations Officer

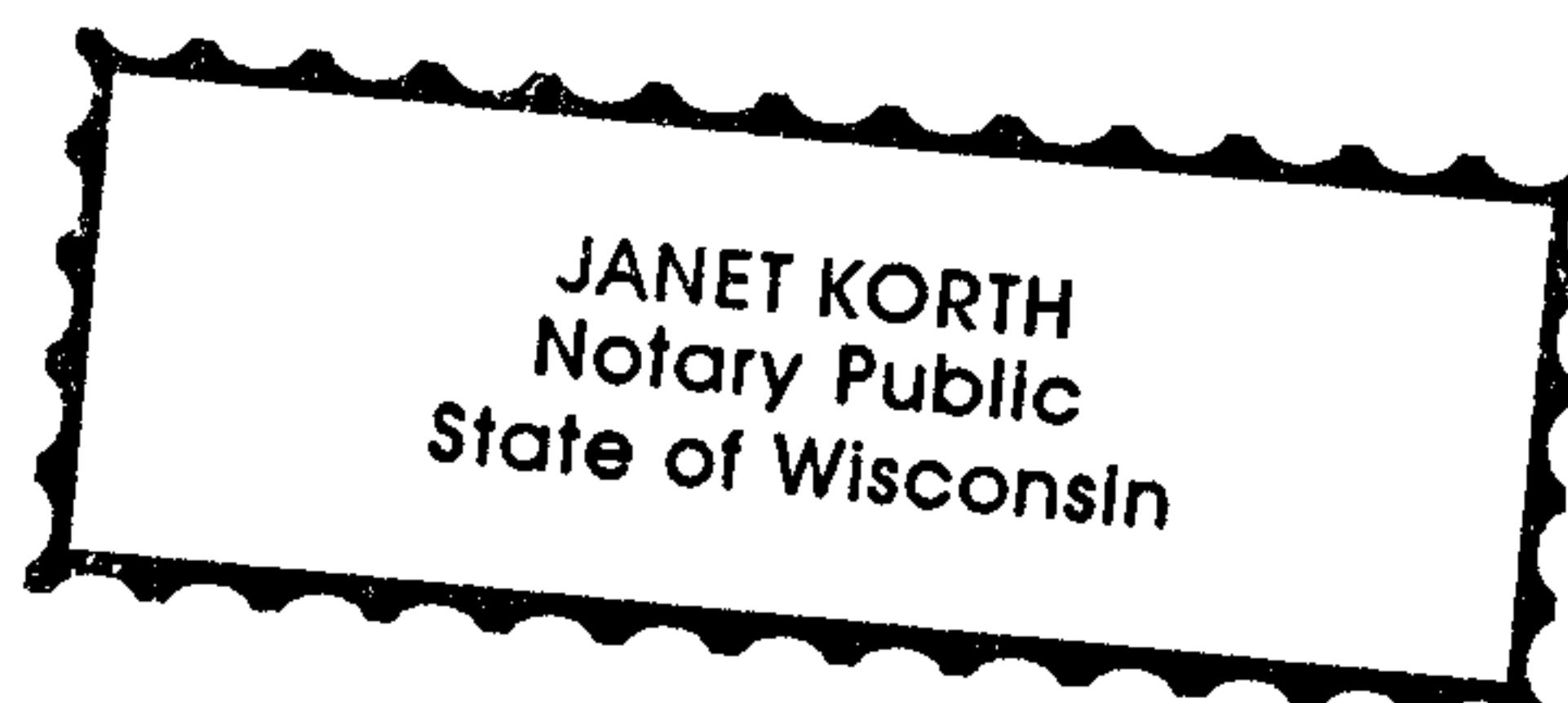
STATE OF Wisconsin)
COUNTY OF Winnebago)

The foregoing instrument was acknowledged before me September 21, 2016, by Patricia Toraason, Operations Officer, of U.S. Bank National Association, a national banking association, on behalf of the association.


Janet Korth, Notary Public
My Commission Expires: 10/18/2019


Prepared by: Linda Noe

Return to
Chicago Title
ServiceLink Division
4000 Industrial Blvd
Aliquippa, PA 15001
71414989



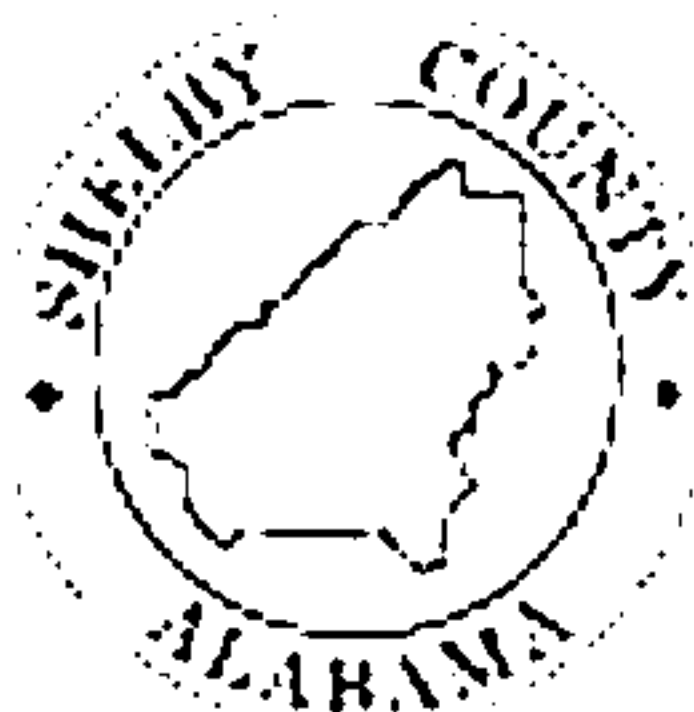
ATTACHMENT: LEGAL DESCRIPTION / EXHIBIT "A"

SITUATED IN THE COUNTY OF SHELBY AND STATE OF ALABAMA TO-WIT:

LOT 24-A, ACCORDING TO THE SURVEY OF QUAIL RUN, AS RECORDED IN MAP BOOK 7, PAGE 22, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

SUBJECT TO ALL EASEMENTS, COVENANTS, CONDITIONS, RESERVATIONS, LEASES AND RESTRICTIONS OF RECORD, ALL LEGAL HIGHWAYS, ALL RIGHTS OF WAY, ALL ZONING, BUILDING AND OTHER LAWS, ORDINANCES AND REGULATIONS, ALL RIGHTS OF TENANTS IN POSSESSION, AND ALL REAL ESTATE TAXES AND ASSESSMENTS NOT YET DUE AND PAYABLE.

BEING THE SAME PROPERTY CONVEYED BY DEED RECORDED IN VOLUME 20040607000304, PAGE 940, OF THE SHELBY COUNTY, ALABAMA RECORDS.



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
11/07/2016 08:32:30 AM
\$18.00 JESSICA
20161107000409610

A handwritten signature in black ink, appearing to read "James W. Fuhrmeister", is written over the official text block.