

RECORDATION REQUESTED BY:  
REGIONS BANK  
BIRMINGHAM: HOME BUILDER FINANCE  
1592 MONTGOMERY HIGHWAY  
ALBH60024B  
BIRMINGHAM, AL 35216



ORIGINAL

WHEN RECORDED MAIL TO:  
Regions Bank  
Collateral Management  
PO Box 12926  
Birmingham, AL 35202

20170428000147310 1/2 \$535.50  
Shelby Cnty Judge of Probate: AL  
04/28/2017 01:44:18 PM FILED/CERT

80680695  
When Recorded Return to:  
~~Indecomm Global Services~~  
As Recording Agent Only  
1260 Energy Lane  
St. Paul, MN 55108

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE ONLY



REGIONS

MODIFICATION OF MORTGAGE



\*DOC48003000434039756200025888530000000\*

THIS MODIFICATION OF MORTGAGE dated December 20, 2016, is made and executed between RIDGE CREST HOMES LLC, whose address is 13521 SHELBY COUNTY 280 SUITE, BIRMINGHAM, AL 35242; A Limited Liability Company (referred to below as "Grantor") and REGIONS BANK, whose address is 1592 MONTGOMERY HIGHWAY, ALBH60024B, BIRMINGHAM, AL 35216 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated December 22, 2015 (the "Mortgage") which has been recorded in SHELBY County, State of Alabama, as follows:

Real Estate Mortgage recorded on 01-06-2016, in book 4560, page 1 through 6, Source of Title Book 201601060000004560 and Page 6A and B, in Shelby County, Alabama.

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

Lot 2126, according to the Survey of Highland Lakes, 21st Sector, Phase I & II, an Eddleman Community, as recorded in Map Book 30, page 6A and B, in the Probate Office of Shelby County, Alabama.

The Real Property or its address is commonly known as 1019 PINECLIFF CIRCLE, BIRMINGHAM, AL 35242.

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

Extending Maturity Date from 12-20-2016 to 06-20-2017, with the approximate balance of \$345,000.00.

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 endorser 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 DECEMBER 20, 2016.

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:

RIDGE CREST HOMES LLC

By:  (Seal)  
William David Brady, Member of RIDGE CREST  
HOMES LLC

LENDER:

REGIONS BANK

X  (Seal)  
Authorized Signer

This Modification of Mortgage prepared by:

Name: TABB, BONDERIA  
Address: 1592 MONTGOMERY HIGHWAY  
City, State, ZIP: BIRMINGHAM, AL 35216

2017031654912

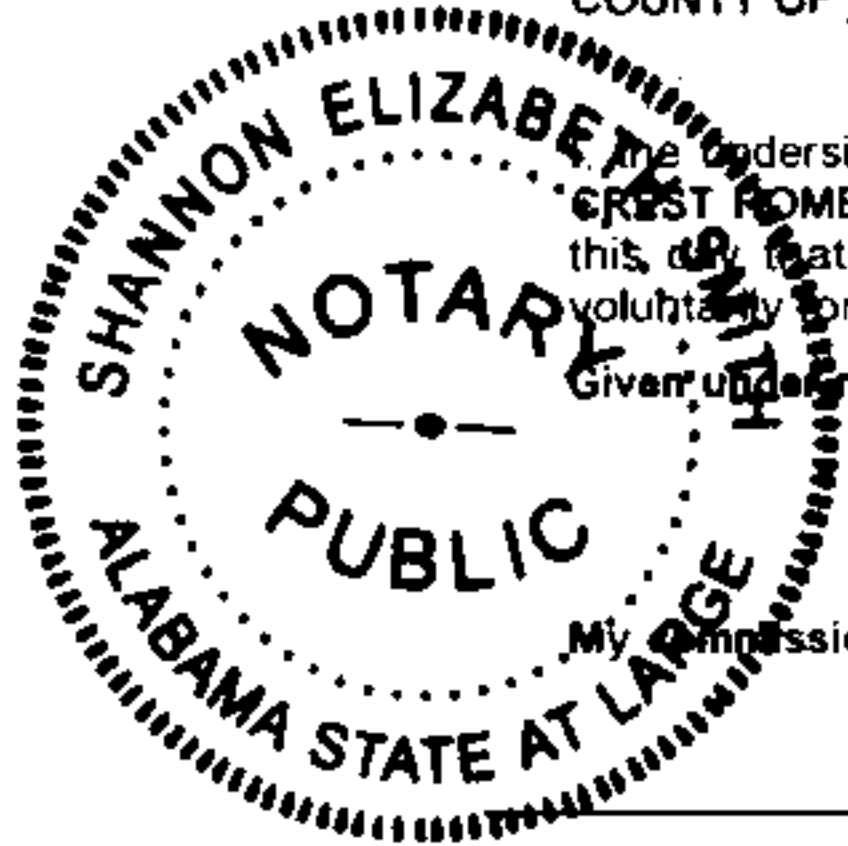
MODIFICATION OF MORTGAGE  
(Continued)

Loan No: 43403975620002588853

Page 2

LIMITED LIABILITY COMPANY 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 William David Brady, Member of RIDGE CREST HOMES LLC, a limited liability company, 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 said Modification, he or she, as such member and with full authority, executed the same voluntarily for and as the act of said limited liability company.

Given under my hand and official seal this 13th day of February, 20 17.

Shannon Elizabeth Smith  
Notary Public

My commission expires 5/21/2018

Shannon Elizabeth Smith

LENDER ACKNOWLEDGMENT

STATE OF FLORIDA )  
 ) SS  
COUNTY OF WALTON )

I, the undersigned authority, a Notary Public in and for said county in said state, hereby certify that MICK BAGBY whose name as V.P. of REGIONS 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 V.P. of REGIONS BANK, executed the same voluntarily on the day same bears date.

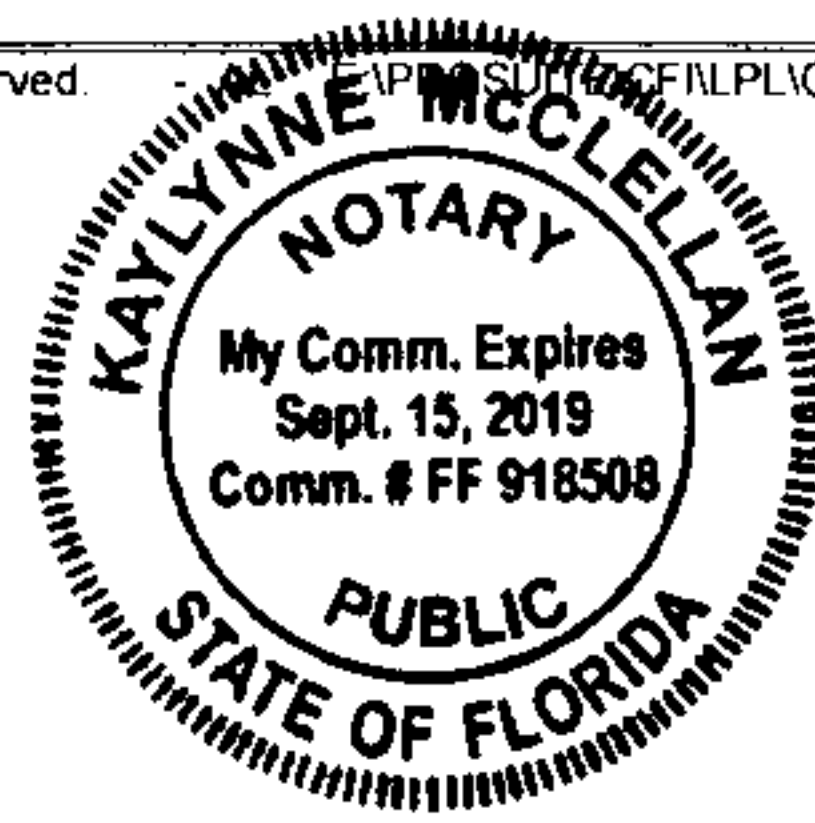
Given under my hand and official seal this 22nd day of FEBRUARY, 20 17.

Kaylynne McClellan  
Notary Public

My commission expires Sept 15, 2019

Kaylynne McClellan

LaserPro, Ver. 16.2.10.016 Copr. D+H USA Corporation 1997, 2017. All Rights Reserved.  
TR-1101201 PR-CM10



ORIGINAL



\*U06264895\*

1650 3/30/2017 80680695/1



20170428000147310 2/2 \$535.50  
Shelby Cnty Judge of Probate, AL  
04/28/2017 01:44:18 PM FILED/CERT

720170428000147310