

Prepared by:
Kawanna Martin
Synovus Financial Center
P.O. Box 1638
Roswell, GA 30077-1638

Return to:

Synovus Atlanta Loan Operations
1750 Founders Parkway Suite 150
Alpharetta, GA 30009

**SYNOVUS BANK
MODIFICATION AGREEMENT**

Alabama, **SHELBY**

THIS AGREEMENT made and entered into this date: **04/26/2018** by and between **DAVID L MOLDE AND MALINDA L MOLDE, HUSBAND AND WIFE** (hereinafter designated "Grantor"), and **SYNOVUS BANK ALSO KNOWN AS FIRST COMMERCIAL A DIV SYNOVUS BANK**(hereinafter designated "Grantee"),

WITNESSETH THAT:

By Alabama Mortgage dated **09/04/2008** and recorded in **INSTRUMENT #20080926000381930, SHELBY County, Alabama** (briefly identified as **LOT 6 ACCORDING TO THE SURVEY OF FIRST AMENDED PLAT OF GREYSTONE FARMS NORTH, PAHSE I, AS RECORDED IN MAP BOOK 23, PAGE 57, IN THE PROBATE OFFICE OF SHELBY COUNTY ALABAMA**) to secure loans and advances made to Grantor on a **\$100,000.00** line of credit (the "Credit Line");, pursuant to a certain Home Equity Line Account Agreement between Grantee and Grantor dated concurrently with said Mortgage, and to secure any extension and/or renewals thereof and any other indebtedness which Grantor might thenceforth owe to Grantee. Alabama's mortgage tax on notes secured by real estate, based upon the full amount of said Credit Line, was duly paid prior to the filing of said Mortgage.

By mutual agreement of the parties and for valuable considerations moving from each to the other, said Credit Line is and has been **increased** by the sum of **\$149,950.00** so that the Credit Line secured by said Mortgage now amounts to **\$249,950.00** and said Home Equity Line Agreement and said Mortgage are hereby amended accordingly.

This Mortgage Modification Agreement supplements the Mortgage including all addendums and exhibits thereto, and all of the terms and conditions of the Mortgage apply to this Mortgage Modification Agreement; providing that to the extent there is a conflict between this Mortgage Modification Agreement and the Mortgage, the terms herein shall control. All capitalized terms used but not otherwise defined here, shall have the meanings assigned thereto in the Mortgage.

As of the date hereof, all of the provisions of this Mortgage Modification Agreement shall be deemed to be incorporated into and made a part of the Mortgage, and the Mortgage, as amended by this Mortgage Modification Agreement, shall be read, taken and construed as one and the same instrument. Except as otherwise expressly modified herein, the Mortgage shall remain in full force and effect and is hereby ratified.

IN WITNESS WHEREOF, Grantor has hereunto set his hand and affixed his seal the day and year above first written; and **SYNOVUS BANK** has caused this Agreement to be executed on its behalf, by its proper officers, duly authorized so to do, under the corporate seal, the day and year first above written.

RAQUIA MOTLEY
Notary Public, Alabama State At Large
My Commission Expires December 31, 2020

Grantor: _____

DAVID L MOLDE

Grantor: _____

MALINDA L MOLDE

By: **SYNOVUS BANK**

Name: _____

WESLEY PARKER

Title: **PRIVATE WEALTH ADVISOR**

Signed, sealed and delivered in the presence of:

Witness

Notary Public

Shelby County, AL

20180518000172730 1/1 \$240.00
Shelby Cnty Judge of Probate, AL
05/18/2018 11:30:51 AM FILED/CERT

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