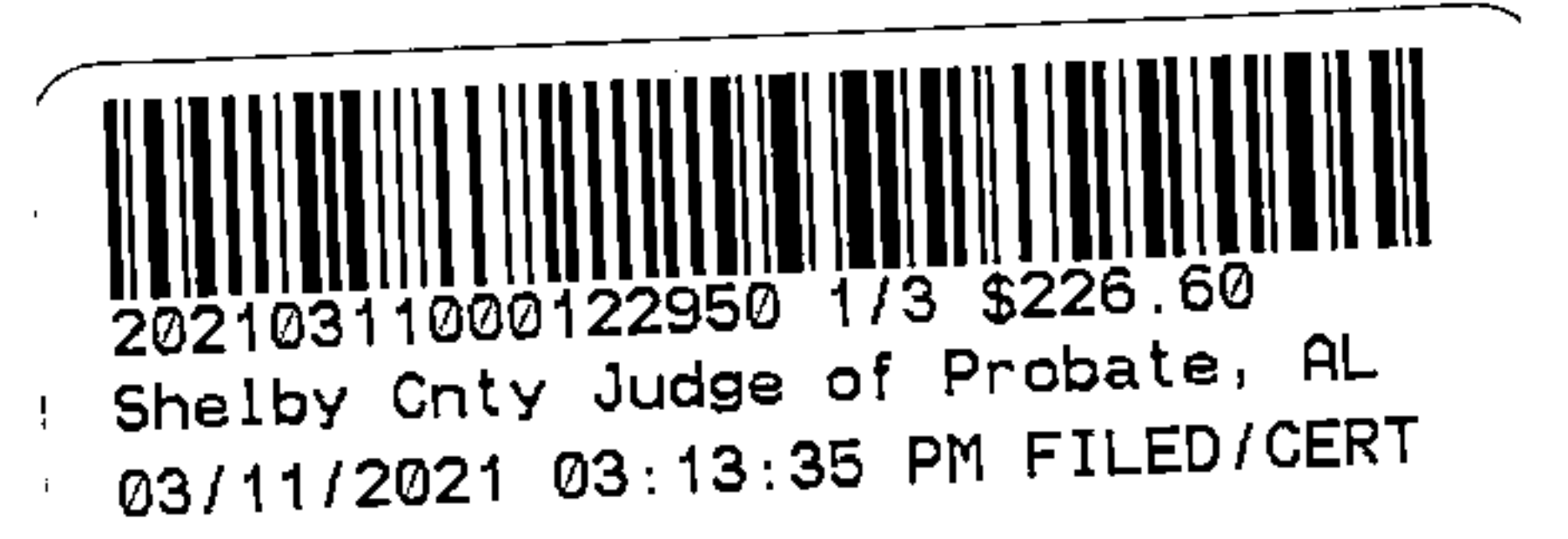


Return To: BancorpSouth Loan Ops
2778 West Jackson Street
P.O. Box 4360
Tupelo, MS 38803-4360



Amendment to Mortgage

This AMENDMENT TO MORTGAGE dated as of March 3, 2021 (this "*Amendment*") is an amendment of that certain Commercial Mortgage, Security Agreement and Assignment of Leases and Rents, dated November 1, 2019 and recorded at the SHELBY at 2019 1104000406090 (as previously amended, modified or supplemented, the "*Security Instrument*"), by STARBOARD REAL ESTATE LLC, an Alabama corporation, with an address of 712 PINE TRACE CIR, BIRMINGHAM, Alabama 35244-4524 (the "*Mortgagor*") in favor of BancorpSouth Bank, a Mississippi State Chartered Bank, with an address of 475 Southland Drive, Hoover, Alabama 35226 (the "*Bank*").

The Security Instrument encumbers certain real property located at 151 ROY CT, HELENA, Alabama 35080 (the "*Address(es)*").

The Security Instrument shall secure, in addition to any obligations secured thereby, all obligations respecting that certain One Year Adjustable Term Note, dated as of March 3, 2021 by STARBOARD REAL ESTATE LLC in favor of Bank in the original principal amount of \$132,400.00.

Mortgagor shall not use or occupy the Property or allow any other party to use or occupy the Property in any manner that would constitute a violation of any state and/or Federal laws involving controlled substances, even in a jurisdiction that allows such use by state or local law or ordinance. If Mortgagor becomes aware of such a violation, Mortgagor shall take all actions allowed by law to terminate the violating activity. Violation of this paragraph is a material breach of this Amendment and constitutes an Event of Default.

All of the terms, covenants, provisions, representations, warranties, and conditions of the Security Instrument, as amended or modified hereby, are ratified, acknowledged, confirmed, and continued in full force and effect as if fully restated herein.

Signatures

Executed under seal as of March 3, 2021.

Mortgagor

STARBOARD REAL ESTATE LLC
an Alabama corporation

ROBERT D SELLERS
MEMBER

3-3-21

Date
Seal



Acknowledgment

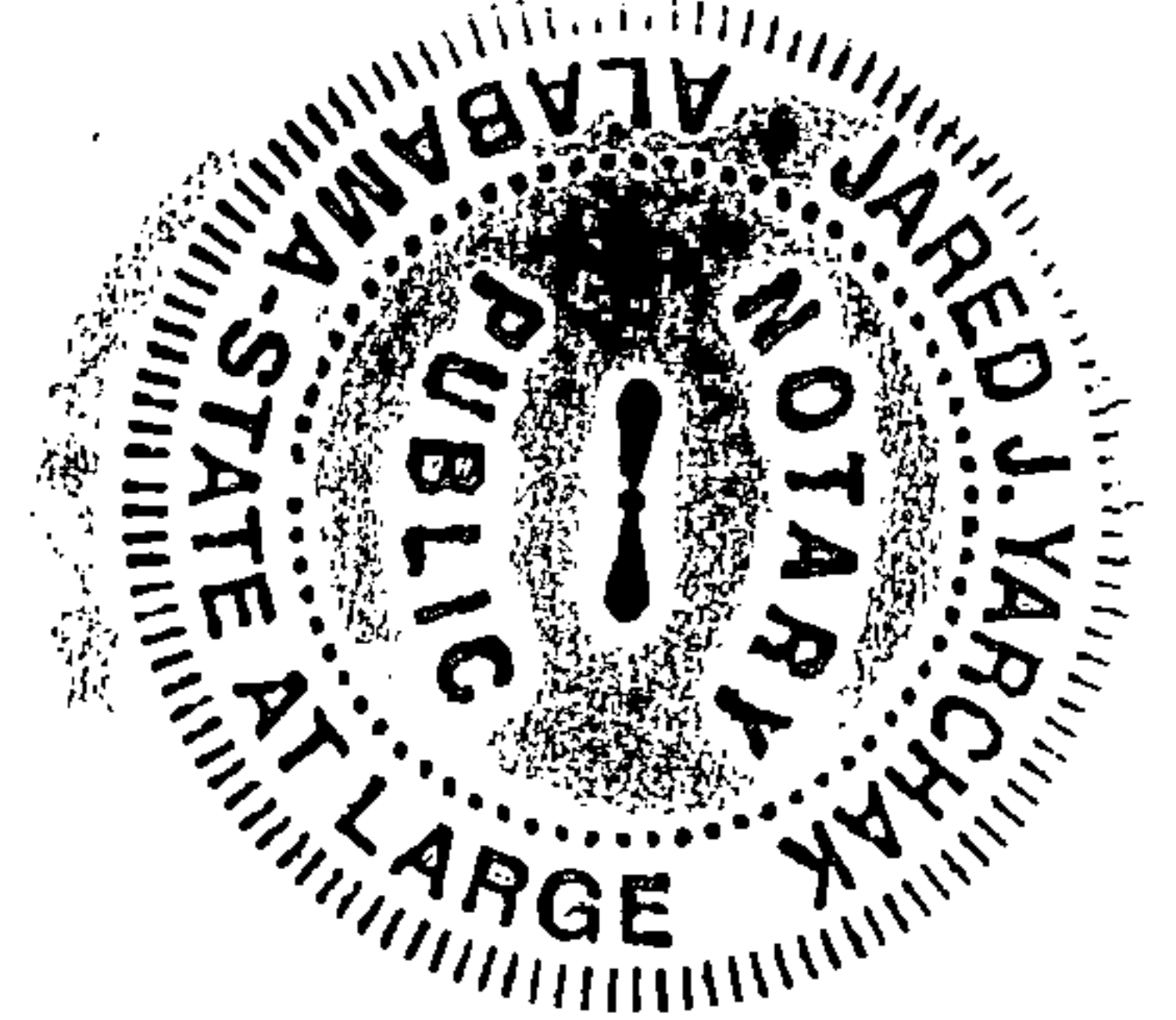
State of Alabama

County of SHELBY

I, Jared J. Yarchak, a notary public in and for said county in said state, hereby certify that ROBERT D SELLERS, whose name(s) as MEMBER of STARBOARD REAL ESTATE LLC , an Alabama corporation on behalf of the corporation, is/are signed to the foregoing instrument and who is/are known to me, acknowledged before me on this day that, being informed of the contents of the instrument, he/she/they, as such MEMBER and with full authority, executed the same voluntarily for and as the act of said STARBOARD REAL ESTATE LLC .

Given under my hand on March 4, 2021.

Jared J. Yarchak
Notary Public



Jared J. Yarchak
(Print Name)

My commission expires: December 03, 2022
Accepted:

BancorpSouth Bank
a Mississippi State Chartered Bank

[Signature] 3/3/21
Collin Pettell Date Seal

Acknowledgment

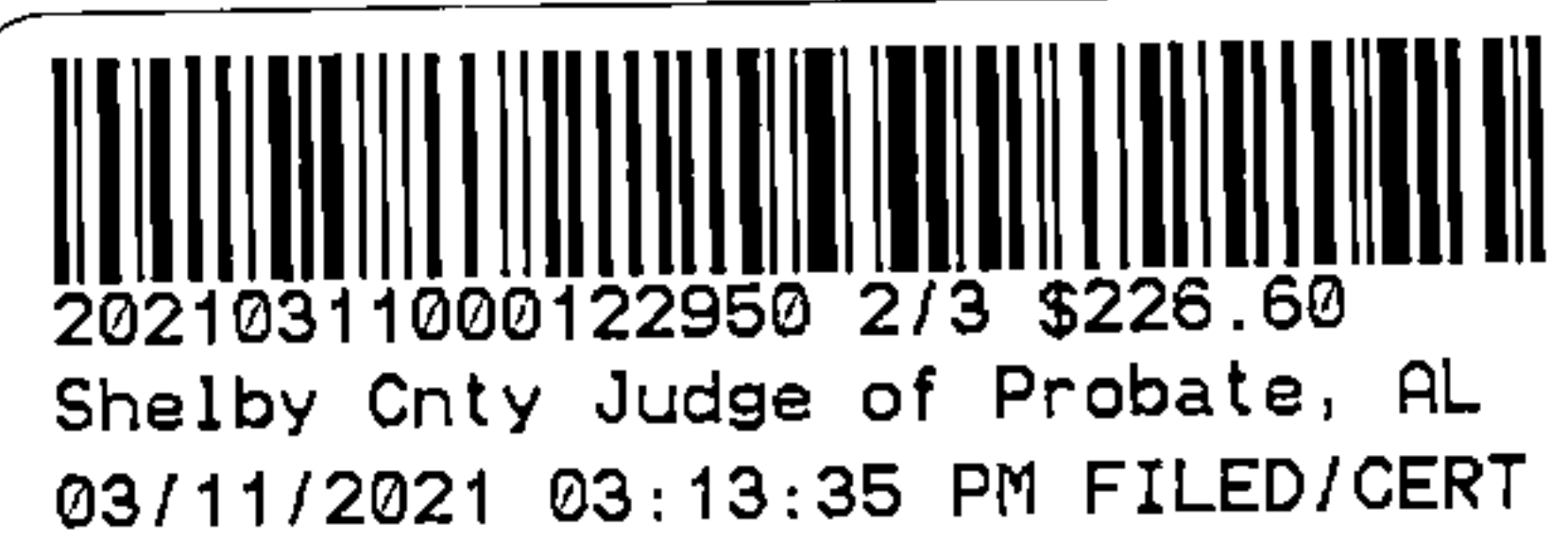
State of Alabama

County of SHELBY

I Jared J. Yarchak a notary public, hereby certify that Collin Pettell whose name(s) as _____ of BancorpSouth Bank, is/are signed to the foregoing instrument and who is/are known to me, acknowledged before me on this day that, being informed of the contents of the instrument, he/she/they, as such _____ and with full authority, executed the same voluntarily for and as the act of said BancorpSouth Bank.

Given under my hand on March 4, 2021 ^{yy} 03/03/2021

Jared J. Yarchak
Notary Public



Jared J. Yarchak
(Print Name)

My commission expires: December 03, 2022

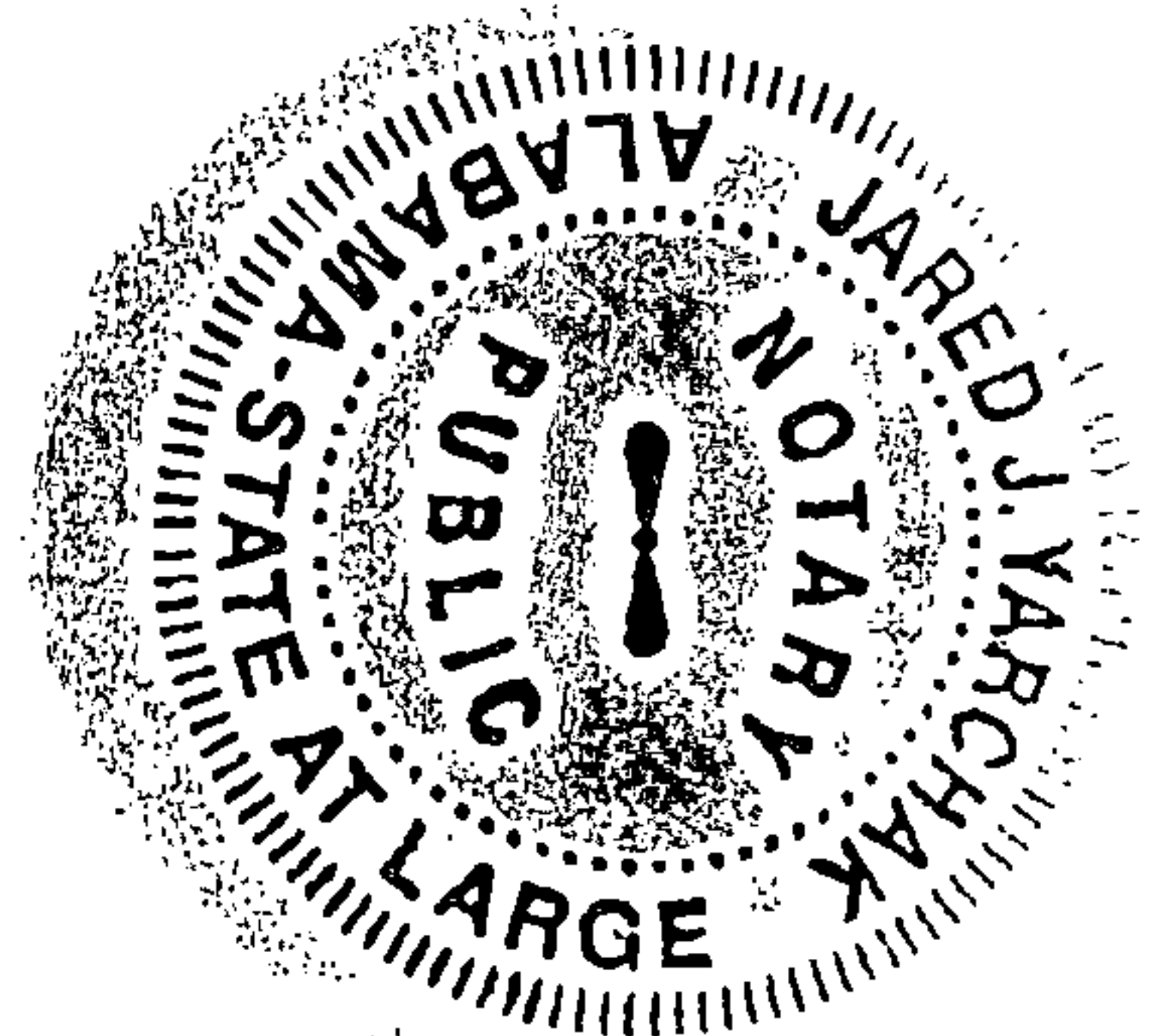


EXHIBIT "A"
LEGAL DESCRIPTION

File No.: 2019368

Lot 15, according to the Survey of Laurel Woods, 6th Sector, as recorded in Map Book 21, Page 141, in the Probate Office of Shelby County, Alabama.



20210311000122950 3/3 \$226.60
Shelby Cnty Judge of Probate, AL
03/11/2021 03:13:35 PM FILED/CERT