

SUBORDINATION AGREEMENT

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08/06/2021 08:16:34 AM
SUBAGREM 1/2

STATE OF ALABAMA
COUNTY OF SHELBY

Whereas, David W. Hilton and Jillian Gibson Hilton (hereinafter referred to as "Debtors") have an outstanding Mortgage in favor of Regions Bank d/b/a Regions Mortgage (hereinafter referred to as "Creditor") on certain real property described therein to secure an indebtedness, and said lien is in full force and effect; and; whereas, David W. Hilton and Jillian Gibson Hilton, have made an application to Regions Bank d/b/a Regions Mortgage for a Mortgage loan in the sum of \$296,000.00 and said Regions Bank d/b/a Regions Mortgage is willing to make said loan to David W. Hilton and Jillian Gibson Hilton, as Mortgagors, provided they furnish it with a mortgage on the lands described in the aforesaid lien, and the said Creditor subordinate the above described Mortgage and make the same second and subservient to the mortgage of Regions Bank d/b/a Regions Mortgage, and;

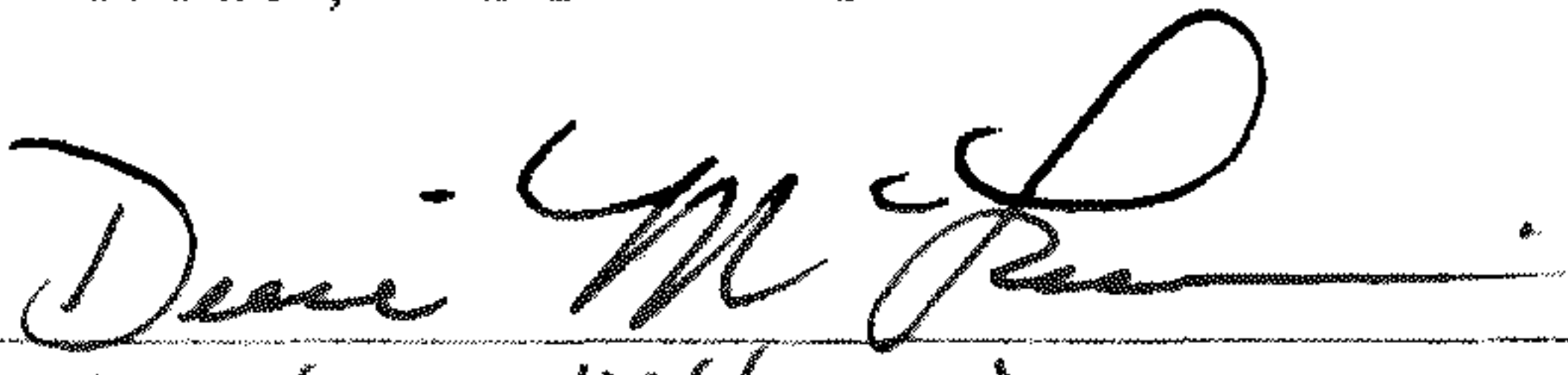
Whereas, the said Creditor is willing to subordinate its said lien and make it second and subservient to the mortgage of Regions Bank d/b/a Regions Mortgage as an inducement to it to make said loan.

NOW THEREFORE, the said Mortgage from Debtors to Regions Bank d/b/a Regions Mortgage in the principal amount of \$5,000.00 dated 03/21/2019 and recorded 03/22/2019 in the Probate Office of Shelby County, Alabama in Instrument No. 20190322000093250 shall be second and subservient to the mortgage of Regions Bank d/b/a Regions Mortgage to secure the sum of \$296,000.00, plus interest, on the land described therein, and the said Mortgage of the said Creditor, shall be second and subordinate to the mortgage of Regions Bank d/b/a Regions Mortgage, said mortgage to be recorded in Shelby County, Alabama.

IT IS FURTHER agreed that should Debtors default in their payments or the terms of the real estate mortgage to Regions Bank d/b/a Regions Mortgage, Regions Bank d/b/a Regions Mortgage agree to notify Regions Bank d/b/a Regions Mortgage, of said default prior to taking legal action.

IN WITNESS WHEREOF, the said has caused its name to be signed on this the 22nd day of July, 2021.

REGIONS BANK D/B/A REGIONS
MORTGAGE, A CORPORATION


By: Denise McLean
As its: AVP

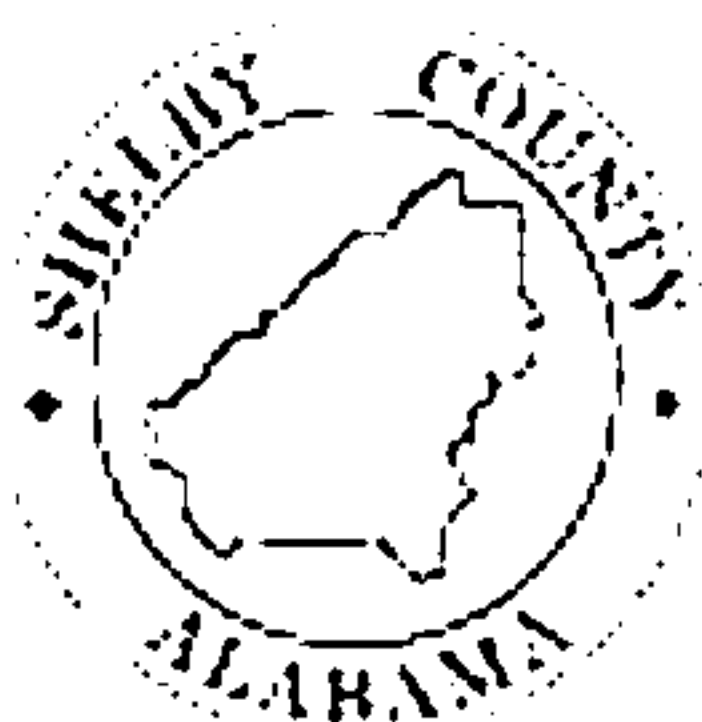
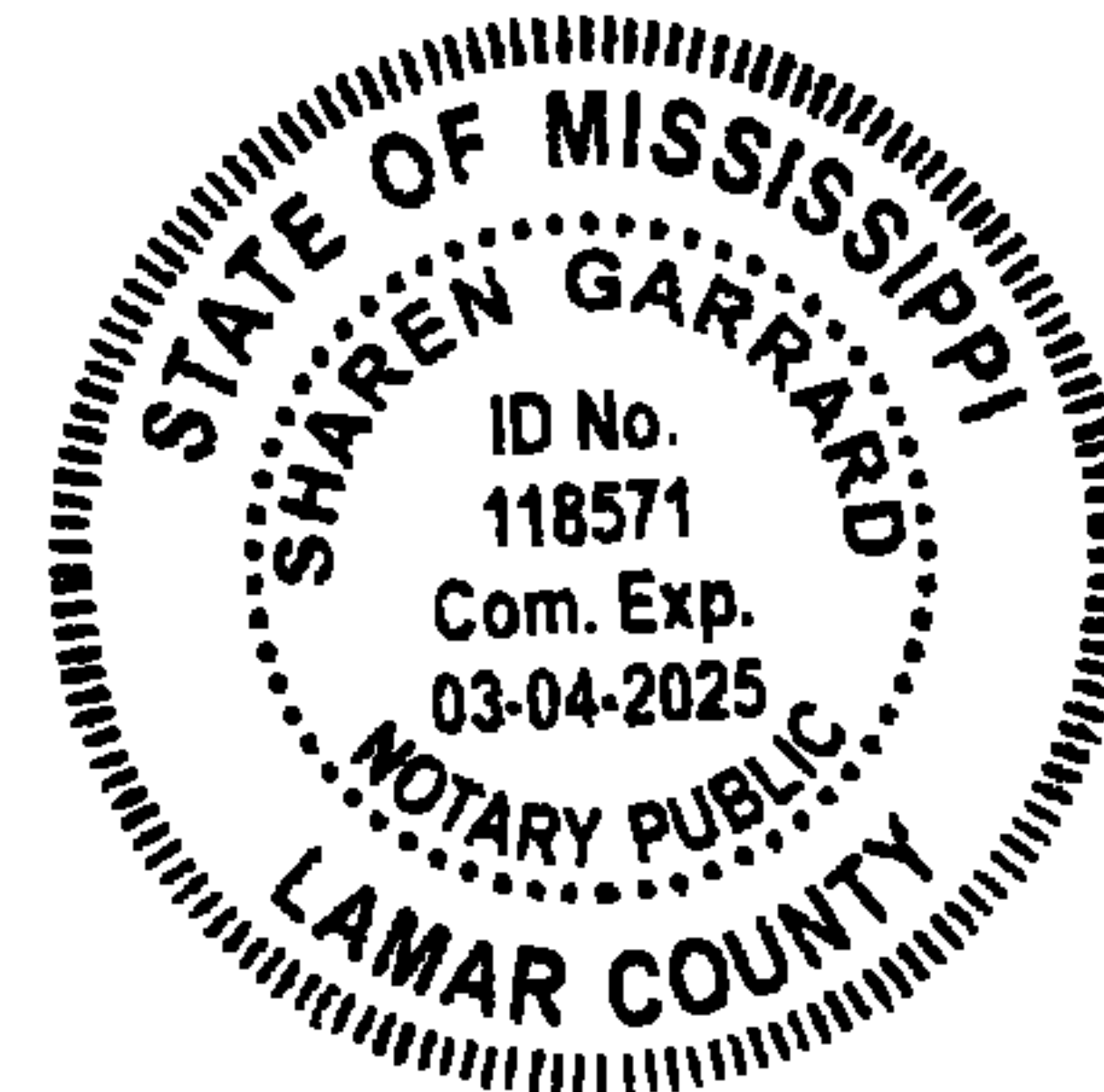
STATE OF Mississippi)
COUNTY OF Lamar)

I, the undersigned Notary Public and for said state and county, hereby certify that Denise McLaurin, whose name as AVP of Regions Bank d/b/a Regions Mortgage, a Corporation, is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that being informed of the contents of the conveyance he/she, as such AVP 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 on this 22 day of July, 2021.

Sharen Garrard
Notary Public
My commission expires: 3-4-2025

This instrument prepared by:
S. Kent Stewart
Stewart & Associates, P.C.
3595 Grandview Parkway Suite 245
Birmingham, AL 35243
PEL2100494



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
08/06/2021 08:16:34 AM
\$27.00 BRITTANI
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Allie S. Bayl