

20220311000101570  
03/11/2022 10:39:00 AM  
MORTAMEN 1/4

**RECORDATION REQUESTED BY:**

Bryant Bank  
Columbiana  
21290 Hwy 25  
Columbiana, AL 35051

**WHEN RECORDED MAIL TO:**

Bryant Bank  
P.O. Office Box 2087  
Birmingham, AL 35201

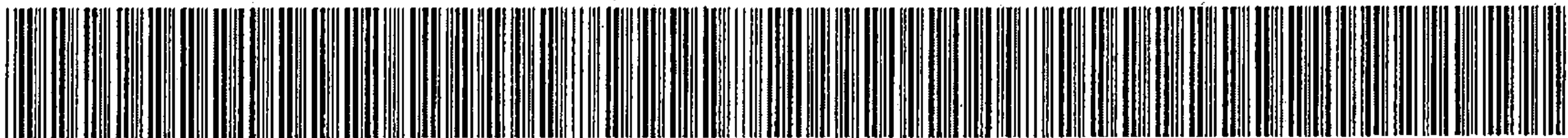
**SEND TAX NOTICES TO:**

South Shelby Baptist Church  
PO Box 7  
Shelby, AL 35143-0000

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE ONLY



**MODIFICATION OF MORTGAGE**



\*#####%0740%03102022%#####\*

**Notice:** The original principal amount available under the Note (as defined below), which was \$500,000.00 (on which any required taxes already have been paid), now is increased by an additional \$250,000.00.

**THIS MODIFICATION OF MORTGAGE** dated March 10, 2022, is made and executed between South Shelby Baptist Church (referred to below as "Grantor") and Bryant Bank, whose address is 21290 Hwy 25, Columbiana, AL 35051 (referred to below as "Lender").

**MORTGAGE.** Lender and Grantor have entered into a Mortgage dated November 27, 2018 (the "Mortgage") which has been recorded in Shelby County, State of Alabama, as follows:

Mortgage dated 11/27/18 and recorded on 12/19/18 by Instrument Number 20181219000442230 in the Office of the Judge of Probate of Shelby County Alabama.

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

See Exhibit A, which is attached to this Modification and made a part of this Modification as if fully set forth herein.

The Real Property or its address is commonly known as 19445 Highway 145, Shelby, AL 35143.

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

Mortgage to be increased from \$500,000.00 to \$750,000.00.

**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 endorsers 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.

**MODIFICATION OF MORTGAGE  
(Continued)**

GRANTOR ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS MODIFICATION OF MORTGAGE AND GRANTOR AGREES TO ITS TERMS. THIS MODIFICATION OF MORTGAGE IS DATED MARCH 10, 2022.

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:

SOUTH SHELBY BAPTIST CHURCH

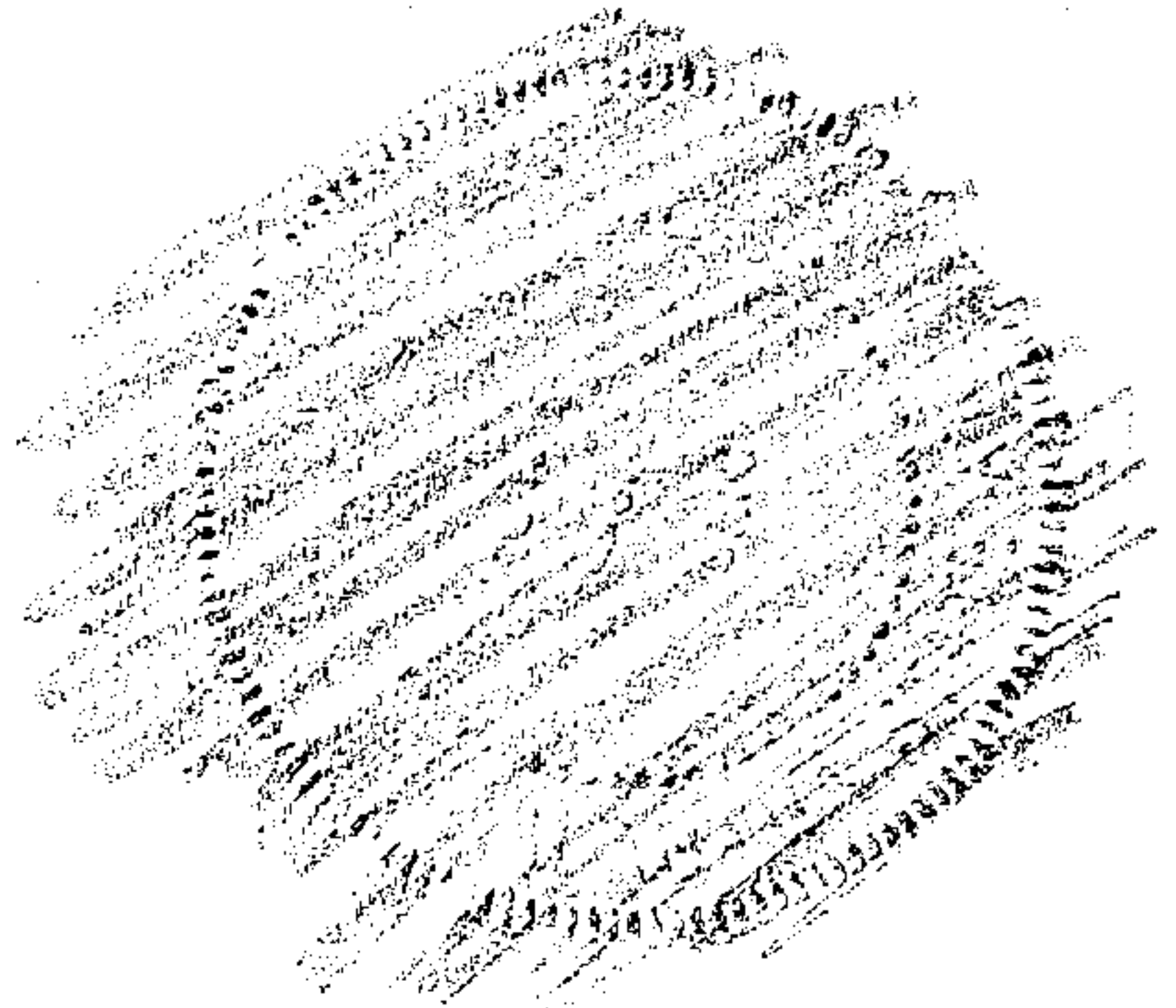
By: [Signature] (Seal)  
Jeffrey Roper, Trustee of South Shelby Baptist Church

By: [Signature] (Seal)  
Brad Littleton, Trustee of South Shelby Baptist Church

By: [Signature] (Seal)  
Trent Robinson, Trustee of South Shelby Baptist Church

LENDER:

BRYANT BANK  
X [Signature] (Seal)  
Clint Calvert, Vice President



This Modification of Mortgage prepared by:

Name: Mary Hudson  
Address: 21290 Hwy 25  
City, State, ZIP: Columbiana, AL 35051

**CORPORATE 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 Jeffrey Roper, Trustee of South Shelby Baptist Church; Brad Littleton, Trustee of South Shelby Baptist Church; and Trent Robinson, Trustee of South Shelby Baptist Church, a corporation, are signed to the foregoing Modification and who are known to me, acknowledged before me on this day that, being informed of the contents of said Modification of Mortgage, they, as such officers and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal this 10th day of March, 2022.

[Signature]  
Notary Public

My commission expires 3/11/2024

**MODIFICATION OF MORTGAGE  
(Continued)**

**LENDER 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 Clint Calvert whose name as Vice President of Bryant 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 Vice President of Bryant Bank, executed the same voluntarily on the day same bears date.

Given under my hand and official seal this 10<sup>th</sup> day of March, 20 22.

Andrea Broadhead  
Notary Public

My commission expires 3/11/2024

Exhibit A

A parcel of land situated in the NE 1/4 of the SW 1/4 of Section 3, Township 24 North, Range 15 East, Shelby County, Alabama, and being more particularly described as follows:

Begin at the SW corner of the above said 1/4-1/4, said point being the POINT OF BEGINNING, thence North 83 degrees 44 minutes 22 seconds East, a distance of 860.84 feet to a point on the westerly R.O.W. line of Alabama Highway #145, said point also being the beginning of a non tangent curve to the left, having a radius of 11,369.16, a central angle of 01 degree 45 minutes 40 seconds and subtended by a chord which bears North 19 degrees 02 minutes 15 seconds East, and a chord distance of 349.11 feet; thence along the arc of said curve and said R.O.W. line a distance of 349.12 feet; thence North 17 degrees 59 minutes 17 seconds East and along said R.O.W. line a distance of 426.61 feet; thence South 83 degrees 39 minutes 03 seconds West and leaving said R.O.W. line, a distance of 880.51 feet; thence South 17 degrees 10 minutes 03 seconds West, a distance of 766.42 feet to the POINT OF BEGINNING.

According to the survey of Rodney Shifflett, Reg. No. 21784, dated January 17, 2005.



Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
03/11/2022 10:39:00 AM  
\$406.00 JOANN  
20220311000101570

*Allie S. Boyd*