

RECORDING REQUESTED BY:
Mortgage Connect, L.P.
600 Clubhouse Drive
Moon Township, PA 15108

20220720000285410
07/20/2022 10:48:07 AM
SUBAGREM 1/3

WHEN RECORDED MAIL TO:
Mortgage Connect, L.P.
600 Clubhouse Drive.
Moon Township, PA 15108

SUBORDINATION OF MORTGAGE

FROM Regions Bank d/b/a Regions Mortgage
, with its primary office address at 5214 Lincoln Rd Ext, Hattiesburg MS 39404 (hereinafter called "Mortgagee")

TO REGIONS BANK DBA REGIONS MORTGAGE, with its primary office address at 2050 PARKWAY
OFFICE CIRCLE, BIRMINGHAM, AL 35244 (hereinafter called "Lender")

Whereas, Mortgagee is the holder of a valid mortgage granted to Kristina A. Kimbrough, unmarried woman
(hereinafter called "Owner") covering certain real property owned by Owner and located at 109 SUNFLOWER
Place, ALABASTER, AL 35007, more fully described on Exhibit "A" hereto and incorporated herein
(hereinafter called "Property"). Said mortgage secured a note dated 04/21/2020 in favor of Regions Bank d/b/a
Regions Mortgage
in the original principal sum of \$5,000.00 which recorded on 04/22/2020 in the SHELBY Recorder's
Office, in Volume/Instr #: 20200422000157420
, (hereinafter the "prior mortgage"); and

WHEREAS, Owner has executed, or is about to execute a mortgage (hereinafter referred to as "Lender's
Security Instrument") and note not to exceed the sum of \$ 160000.00, dated **July 14, 2022** in favor of
Lender, payable with interest and upon the terms and conditions described therein, which Lender's Security
Instrument is to be recorded concurrently herewith; and

Whereas, the MORTGAGEE has agreed to subordinate the PRIOR MORTGAGE to LENDER'S MORTGAGE.

NOW, THEREFORE, INTENDING TO BE LEGALLY BOUND and in consideration of \$1.00

1. Subordination of Lien: The MORTGAGEE hereby subordinates the PRIOR MORTGAGE and its
lien position in and on the PROPERTY to the LENDER'S Mortgage and the lien thereof, as if the
LENDER'S Mortgage has been recorded first in time to the PRIOR MORTGAGE and so that all
public records will reflect LENDER'S Mortgage superior in lien to the PRIOR MORTGAGE.

2. This subordination shall be binding upon and insure to the benefit of the respective heirs, successors and assigns of MORTGAGE and LENDER.

WITNESS this the 8th day of July, 20 22.

ATTEST:

Scott Jones
Scott Jones Vice President

Regions Bank d/b/a Regions Mortgage

Donna Burch

Donna Burch

Print Name

Vice President

Title

STATE OF Mississippi

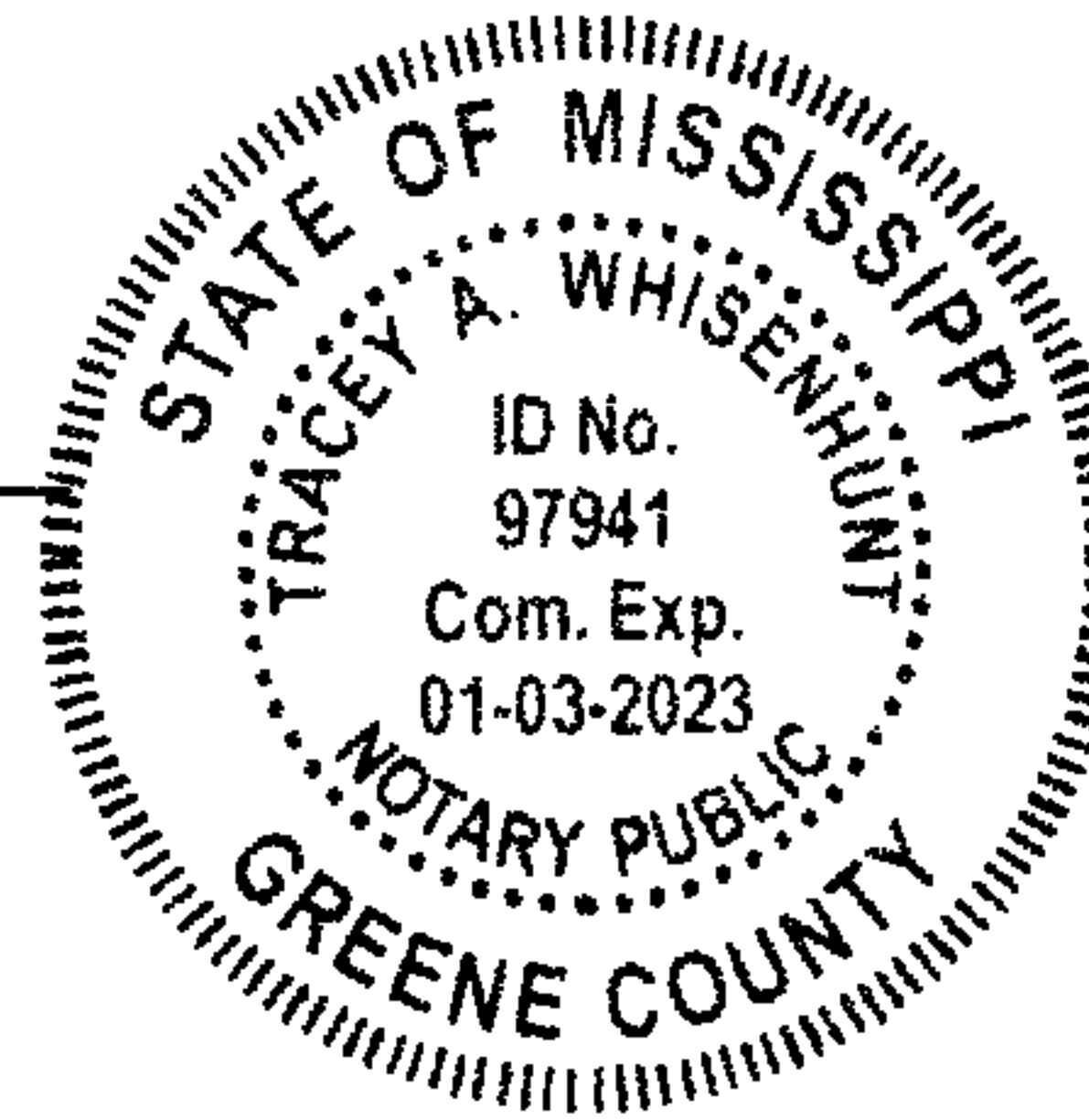
COUNTY OF Lamar

On this the 8th day of July, 20 22, before me, the undersigned officer of the state and county mentioned, personally appeared Donna Burch, with whom I am personally acquainted (proven to me on the basis of satisfactory evidence), and who further acknowledged that Donna Burch is the Vice President (title) of the maker or constituent of the maker and is authorized by the maker or its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Tracey A. Whisenant
NOTARY PUBLIC

My Commission expires: 1-3-2023



**Exhibit "A" Legal
Description**

Lot 124, according to the Survey of Grande View Garden & Townhomes, First Addition, as recorded in Map Book 26, Page 16 in the Probate Office of Shelby County, Alabama.

Being the same property as conveyed from Rhonda D. Kimbrough, an unmarried woman to Kristina A. Kimbrough, an unmarried woman as set forth in Deed Instrument #20200422000157400 dated 04/21/2020, recorded 04/22/2020, SHELBY County, ALABAMA.



**Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
07/20/2022 10:48:07 AM
\$29.00 JOANN
20220720000285410**

Allen S. Bayl

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