

20220721000286500  
07/21/2022 09:24:05 AM  
MORTAMEN 1/5

**Return To:**  
RENASANT BANK  
2001 PARK PLACE NORTH,  
SUITE 150  
BIRMINGHAM, AL 35203

**Prepared By:**  
SCHWARTZ & ASSOCIATES  
1446 HERITAGE DRIVE  
McKINNEY, TX 75069

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Loan Number: 7321040770

## **CONSTRUCTION AND PERMANENT LOAN MODIFICATION AGREEMENT**

*(Providing for Extension of Construction)*

This Construction Loan Modification Agreement ("Agreement"), made this 20<sup>th</sup> day of **JULY** between **GEOFFREY C GARTMAN AND PAMELA B GARTMAN HUSBAND AND WIFE** ("Borrower"), and **RENASANT BANK, A MISSISSIPPI CORPORATION** ("Lender"), amends and supplements (1) the Mortgage, Deed of Trust or Deed to Secure Debt (the "Security Instrument"), dated **JULY 27, 2021** and recorded in/under **DOCUMENT 20210816000398480, OFFICE OF THE JUDGE OF PROBATE** of **SHELBY County, ALABAMA**, and (2) the Promissory Note (the "Note") in the amount of **\$361,800.00** bearing the same date as, and secured by, the Security Instrument, which covers the real and personal property described in the Security Instrument and defined therein as the "Property", located at **617 RIDGE VIEW TRAIL, PELHAM, ALABAMA 35124** the real property described being set forth as follows:

**SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.**

In consideration of the mutual promises and agreements exchanged, the parties hereto agree as follows (notwithstanding anything to the contrary contained in the Note, Security Instrument or Modification):

1. As of **JULY 20, 2022**, the amount payable under the Note and the Security Instrument is U.S. **\$361,800.00** (this amount is called "Principal"), plus interest.
2. The Original Construction Period was for a term of **12** months and scheduled for a Completion Date of **JULY 27, 2022**. Borrower and Lender hereby agree to extend the Construction Period for an additional **6** months to end on **JANUARY 27, 2023**. Borrower promises to pay Lender interest payments on the outstanding principal balance of funds withdrawn from the construction account as agreed to in the original Note. All construction terms and provisions remain unchanged.
3. The Borrower promises to make monthly payments of principal and interest. Beginning on **FEBRUARY 27, 2023**, Borrower promises to make monthly payments of U.S. **\$1,716.61**. The amount of Borrower's monthly payments of principal and interest may change in accordance with the terms described in Section 4 of the Note. Borrower will continue to make monthly payments on the same day of each succeeding month until principal and interest, and any other charges that Borrower may owe, are paid in full.
4. The interest rate the Borrower will pay will change on the **27<sup>th</sup>** day of **JANUARY, 2033** (the "Change Date") and thereafter in accordance with the terms of the original Note and [Fixed/]Adjustable Rate Rider. All the terms and provisions of Section 4 of the Note and any Adjustable Rate Rider attached to the Security Instrument providing for, implementing, or relating to, any change or adjustment in the rate of interest payable under the Note and any change or adjustment in the payments due and payable under the Note shall be and remain in full force and effect.
3. If on **JULY 27, 2052** (the "Maturity Date"), Borrower still owes amounts under the Note and Security Instrument, as amended by this Agreement, Borrower will pay these amounts in full on the Maturity Date.
4. Nothing in this Agreement shall be understood or construed to be a satisfaction or release in whole or in part of the Note and Security Instrument. Except as otherwise specifically provided in this Agreement, the Note and Security Instrument will remain unchanged, and Borrower and Lender will be bound by, and comply with, all of the terms and provisions thereof, as amended by this Agreement.

Executed this 20TH day of JULY 2022,

  
\_\_\_\_\_  
**GEOFFREY C GARTMAN**

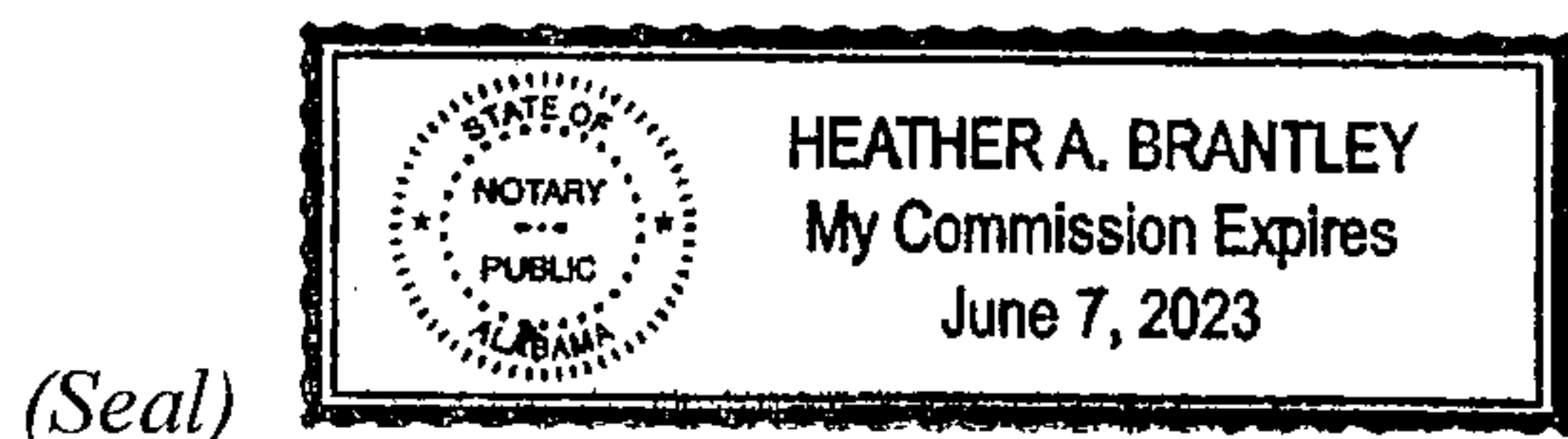
  
\_\_\_\_\_  
**PAMELA B GARTMAN**

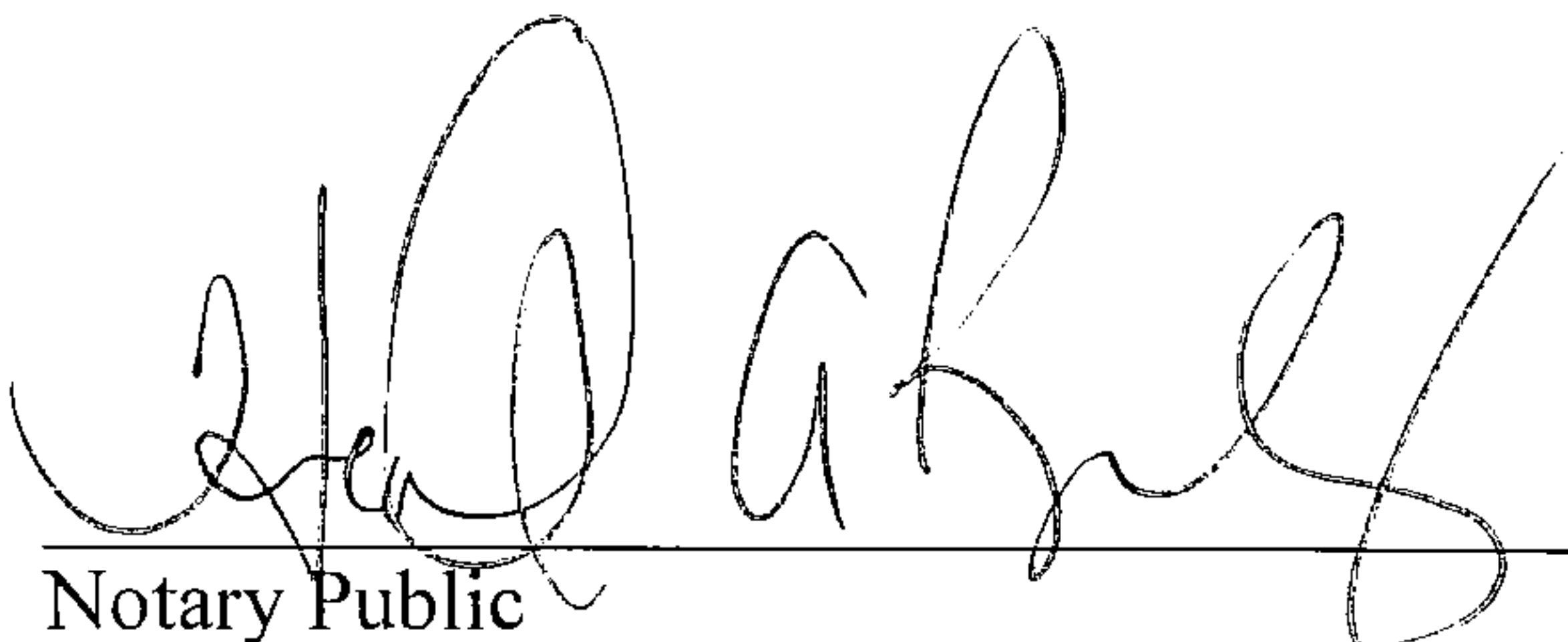
STATE OF ALABAMA §

County of SHELBY §

Before me, the undersigned, on this day personally appeared **GEOFFREY C GARTMAN AND PAMELA B GARTMAN**, known to me (or proved to me on the oath of identification) to be the persons whose names are subscribed to the foregoing instrument and acknowledged to me that they executed the same for the purposes and consideration therein expressed and in the capacities therein stated.

Given under my hand and seal of office this 20TH day of JULY, 2022.



  
\_\_\_\_\_  
Notary Public

Executed this 18<sup>th</sup> day of July 2022,

RENASANT BANK

By: Martin Smith

Printed Name: Martin Smith

Title: Vice President

STATE OF Alabama §

County of Jefferson §

Before me, the undersigned, on this day personally appeared Martin Smith, Vice President of RENASANT BANK, known to me (or proved to me on the oath of \_\_\_\_\_ or through \_\_\_\_\_) to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that (s)he executed the same for the purposes and consideration therein expressed and in the capacity therein stated.

Given under my hand and seal of office this 18<sup>th</sup> day of July, 2022.

(Seal)

[Signature]  
Notary Public

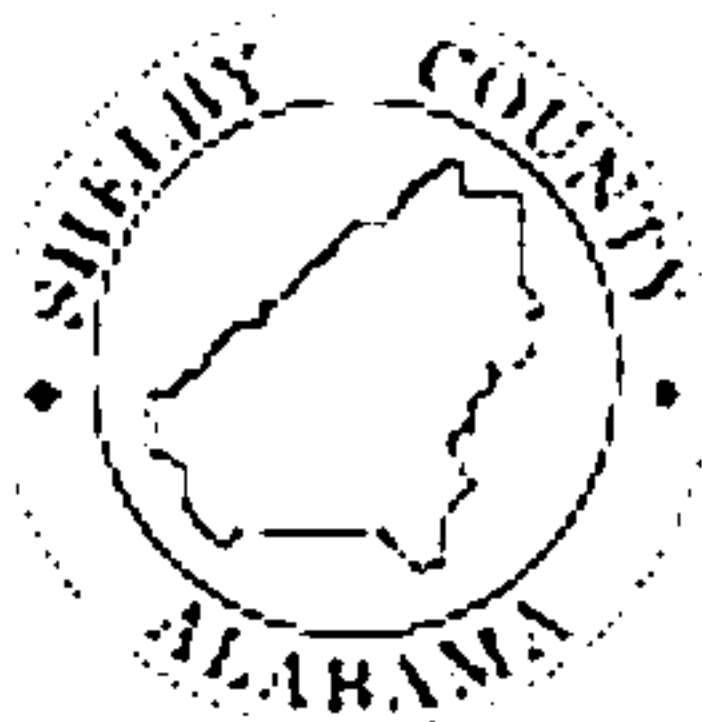
LOAN ORIGATION ORGANIZATION: RENASANT BANK  
NMLS ID: 402669  
LOAN ORIGINATOR: BRUCE L SLADICK  
NMLS ID: 1054420

## EXHIBIT "A"

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Lot 408, according to the Survey of Wild Timber Phase 4, as recorded in Map Book 37, Page 64, in the Probate Office of Shelby County, Alabama.

**PARCEL NUMBER: 14-2-03-4-001-006.000**



Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
07/21/2022 09:24:05 AM  
\$35.00 JOANN  
20220721000286500

*Allen S. Bayl*