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2003-02-20 09:44:24
Cook County Recorder 30.50

METROPOLITAN TITLE CO.

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03-036953

Return To: AmerUs Home Lending, Inc.

Prepared by 4121 NW Urbandale Drive - Urbandale, IA
50322-7928

SUBORDINATION AGREEMENT

THIS SUBORDINATION AGREEMENT is made this 7th day of February, 2003, by and between AmerUs Home Lending, Inc., FKA AmerUs Home Equity, Inc.

, a corporation, with a place of business at 4121 NW Urbandale Drive - URBANDALE, Iowa 50322-7928 and Irwin Mortgage Corporation

Rec as doc # 30236393 on 1431 Opus Drive, Suite 120, Downers Grove, IL 60515

WHEREAS, KEITH D KIRKPATRICK and KIMBERLY A KIRKPATRICK

("Borrower") executed and delivered to AmerUs Home Lending, Inc., FKA AmerUs Home Equity, Inc. mortgage in the sum of Thirty-five Thousand And 00/100

dated June 18, 2002, and recorded July 10, 2002 in Mortgage Book Volume 0020755821 page in the records of

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COOK

County, which mortgage is a lien on

the following described property:

LOT 16 IN BLOCK 4 IN WINSTON KNOLLS UNIT 2, BEING A SUBDIVISION OF PARTS OF SECTIONS 19, 20, 29 AND 30, ALL IN TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. PIN 02-19-42--016

WHEREAS, the Borrower executed and delivered to Irwin Mortgage Corporation a mortgage in the sum of One Hundred Ninety-three Thousand And 00/100

which mortgage is intended to be recorded herewith in the records of COOK County;

WHEREAS, Irwin Mortgage Corporation

has required as a condition of its loan to Borrower that the lien of the mortgage executed by Borrower to AmerUs Home Lending, Inc., FKA AmerUs Home Equity, Inc.

be subordinated to the lien of the mortgage executed by Borrower to Irwin Mortgage Corporation to which AmerUs Home Lending, Inc., FKA AmerUs Home Equity, Inc.

has agreed on the conditions provided herein, NOW THEREFORE, intending to be legally bound hereby, the undersigned agree as follows:

1. That the lien of mortgage executed by the Borrower to AmerUs Home Lending, Inc., FKA AmerUs Home Equity, Inc. is and shall be subordinated to the lien of the mortgage executed by the Borrower to Irwin Mortgage Corporation

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provided, however, that the lien of the mortgage to **AmerUs Home Lending, Inc., FKA AmerUs Home Equity, Inc.**

shall be subordinated to the lien of the mortgage to **Irwin Mortgage Corporation**

Irwin Mortgage Corporation only to the extent that the lien of the mortgage to

Irwin Mortgage Corporation is, as a result of this Subordination Agreement, a validly perfect first lien security interest in the above-described property.

2. That the mortgage executed by the Borrower to **AmerUs Home Lending, Inc., FKA AmerUs Home Equity, Inc.**

is and shall be subordinated both in lien and payment to the mortgage executed by the Borrower to **Irwin Mortgage Corporation**

, to the extent that the mortgage to **Irwin Mortgage Corporation**

is, as a result of this Subordination Agreement, a validly perfect first lien security interest in the above-described property.

3. That to the extent of the mortgage of **Irwin Mortgage Corporation**

is, as a result of this Subordination Agreement, a validly perfect first lien security interest in the above-described property, the lien of the mortgage executed by Borrower to **Irwin Mortgage Corporation**

shall not be affected or impaired by a judicial sale under a judgment recovered under the mortgage made by the said Borrower to **AmerUs Home Lending, Inc., FKA AmerUs Home Equity, Inc.**

but any such sale shall be subject to the lien of the said mortgage executed by the Borrower to **Irwin Mortgage Corporation**

, as well as any judgment obtained upon the bond or note secured thereby.

4. That the **Irwin Mortgage Corporation**

shall notify in writing of any default under the terms of the mortgage executed by the Borrower to **AmerUs Home Lending, Inc., FKA AmerUs Home Equity, Inc.**

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IN WITNESS WHEREOF, the parties hereto have set their hands and seals hereto as of the date first above written.

AmerUs Home Lending, Inc., FKA AmerUs Home Equity, Inc.

Irwin Mortgage Corporation

By: *Shawna Pritchard*
Shawna Pritchard, Vice President

By: _____

, Witness

, Witness
Iowa
Polk County

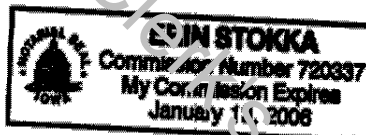
I, Erin Stokka, A Notary Public for said County and State, do hereby certify that Shawna Pritchard, Vice President of AmerUs Home Lending, Inc., FKA AmerUs Home Equity, Inc. personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this the 7th day of February, 2003 .

My commission expires January 13, 2006

Erin Stokka
Erin Stokka

State of: _____
County of: _____



I, _____, A Notary Public for said County and State, do hereby certify that _____ of Irwin Mortgage Corporation personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this the _____ day of _____, 20 ____.

My commission expires _____, 20 ____.

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