



Eugene "Gene" Moore Fee: \$30.00  
Cook County Recorder of Deeds  
Date: 07/17/2003 10:06 AM Pg: 1 of 4

Illinois

**SUBORDINATION AGREEMENT**

This Subordination Agreement (this "Agreement"), granted this 13th day of JUNE, 2003, by CHASE MANHATTAN BANK USA, N.A. ("Chase") to GMAC BANK (the "Lender"),

3 of 4

WITNESSETH:

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WHEREAS, Chase has heretofore extended a line of credit/loan to ALLAN H. SCHOLOM AND LAURA S. ESIKOFF (the "Borrower") pursuant to a Home Equity Line of Credit Agreement/Loan Note dated APRIL 7, 1999 (the "Line of Credit/Loan"); and

MC ABS

WHEREAS, the Borrower's obligations under the Line of Credit/Loan 71183220109984 are secured by a Mortgage from the Borrower to Chase, dated APRIL 7, 1999, recorded APRIL 16, 1999 in the Land Records of COOK County, Illinois as Document 99368054 MODIFICATION OF MORTGAGE RECORDED 7/30 99 AS INST. # 0020831173 AS SUBORDINATED BY AGREEMENT RECORDED 1/7/03 AS INST. # 0030028989 (the "Home Equity Mortgage"), covering real property located at 480 W DEMING PL CHICAGO IL 60614 (the "Property"); and

CTEL 840790

P.I.N. # 14-28-318-012-0000

This document was prepared by CHASE MANHATTAN BANK USA, N.A., Home Equity Subordination, 20 South Clinton Avenue, S-3, Rochester, NY 14604 and after recording should be returned to: CMMC Records Management, 700 Kansas Lane, Monroe, LA 71203 ATTN: Alison Latino.

Home Equity Account Number 71183220109984

**BOX 333-CT**

# UNOFFICIAL COPY

WHEREAS, the Lender proposes to make a loan in the original principal amount of \$322,700.00 to the Borrower (the "New Loan"), the proceeds of which will be used to repay in full all of the Borrower's original obligations secured by an original Mortgage, and to obtain a release of the lien created by the original Mortgage; and

WHEREAS, as a condition of making the New Loan, the Lender has required the Borrower to execute a mortgage on the Property securing repayment of the New Loan (the "New Mortgage"), which, upon execution and recordation of this Agreement, shall have a first lien position on the Property.

NOW, THEREFORE, in consideration of the premises and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Chase hereby agrees as follows:

1. Chase hereby subordinates the lien created by the Home Equity Mortgage to the lien created by the New Mortgage to the end that the lien of the New Mortgage shall be superior to the lien of the Home Equity Mortgage.
2. The subordination described in paragraph 1. above shall not apply to any future advance of funds to the Borrower by the Lender except for advances necessary to protect the security of the New Mortgage.
3. This Agreement shall be binding upon and shall inure to the benefit of Chase and the Lender and their respective successors and assigns, and any purchaser at any foreclosure sale instituted pursuant to the Home Equity Mortgage or the New Mortgage.
4. This Agreement shall be construed in accordance with the laws of the State of Illinois.

# UNOFFICIAL COPY

IN WITNESS WHEREOF, Chase has caused this Agreement to be executed by its duly authorized representative as of the day and year first above written.

WITNESS:

CHASE MANHATTAN BANK USA, N.A.

Jonathan Jones

By: [Signature]

Name: HAROLD W. DRAKE

Title: MORTGAGE OFFICER CHASE  
MANHATTAN BANK USA, N.A.

STATE OF NEW YORK, COUNTY OF MONROE, to wit:

I hereby certify that, on this 13th day of JUNE, 2003, before the subscriber, a Notary Public of the aforesaid State, personally appeared HAROLD W. DRAKE, who acknowledged himself/herself to be the MORTGAGE OFFICER CHASE MANHATTAN BANK USA, N.A., a body corporate, and that he/she executed the foregoing Subordination Agreement for the purposes therein contained by signing the name of the said body corporate by himself/herself as MORTGAGE OFFICER CHASE MANHATTAN BANK USA, N.A.

[Signature]  
Notary Public

*Timothy P. Van Wie*  
Notary Public, State of New York  
Qualified in Monroe County  
Lic. # 01VA6078589  
Commission Expires 8/10/06

My Commission Expires: \_\_\_\_\_

# UNOFFICIAL COPY

**STREET ADDRESS:** 480 W. DEMING PLACE

**CITY:** CHICAGO

**COUNTY:** COOK

**TAX NUMBER:** 14-28-318-012-0000

**LEGAL DESCRIPTION:**

LOT 5 (EXCEPT THE SOUTHWESTERLY 46.75 FEET THEREOF) IN JOHNSONS SUBDIVISION IN THE SUBDIVISION OF LOT 3 AND THE SOUTHERLY 1/2 OF LOT 2 (EXCEPT THE EAST 50 FEET THEREOF) IN DEMING'S SUBDIVISION OF PART OF OUT LOT 'B' IN WRIGHTWOOD A SUBDIVISION OF THE SOUTHWEST 1/4 OF SECTION 28, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

Property of Cook County Clerk's Office