

UNOFFICIAL COPY



Doc#: 0325602048
Eugene "Gene" Moore Fee: \$26.00
Cook County Recorder of Deeds
Date: 09/15/2003 07:38 AM Pg: 1 of 2

② #301901 _____ [Space Above This Line For Recording Data] _____

SUBORDINATION OF MORTGAGE OR TRUST DEED

This Subordination Agreement (the "Agreement") is made and entered into this 15TH day of AUGUST 2003 by and among MidAmerica Bank, fsb., (the "Lender"), MIDAMERICA BANK FSB (the "Subordinating Party") and JANUSZ SITKO, AND DIANA SITKO, HUSBAND AND WIFE (hereinafter collectively referred to as the "Borrowers").

Whereas, the Borrowers are indebted to the subordinating Party by reason of a NOTE in the amount of \$31,000.00 with interest payable as therein provided; and, in order to secure said NOTE, the Borrowers did execute a Mortgage/Trust Deed in favor of the Subordinating Party, dated AUGUST 13, 2001 and recorded in the office of the Recorder of Deeds of COOK County, Illinois on SEPTEMBER 28, 2001 as document No. 0010908349 for certain premises located in COOK County, Illinois, ("Property") described as follows:

LOT 35 AND THE NORTH 1/2 OF LOT 34 IN BLOCK 2 IN THE CRANE ARCHER AVENUE HOME ADDITION TO CHICAGO, A SUBDIVISION IN THE SOUTHEAST 1/4 OF SECTION 8, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTHERLY OF THE CENTER LINE OF ARCHER AVENUE, IN COOK COUNTY, IL

P.I.N. 190840605250000
PROPERTY: 5133 S MAJOR AVE, CHICAGO, IL 60638

WHEREAS, the Borrowers are or will be indebted to MidAmerica Bank, fsb ("Lender") by reason of a NOTE in the amount of \$90,000.00 with interest payable as therein provided; and, in order to secure said NOTE, the Borrowers have or will execute a Mortgage/Trust Deed in favor of the Lender dated AUGUST 15, 2003 and recorded in the office of the Recorder of Deeds of COOK County, Illinois on No. 0325602047 for the above described Property;

WHEREAS, the Lender, as a condition precedent to the origination of said loan to the Borrowers requires the subordination of the lien held by the Subordinating Party to the Lenders new lien;

WHEREAS, the Borrowers and the Subordinating Party wish to subordinate the lien of the Subordinating Party to the new lien of the Lender;

WHEREAS, the Subordinating Party is the sole owner of the Note and Mortgage/Trust Deed and is not merely agent for collection, pledgee or holding same in trust for any person, firm or corporation;



01 184601

STEWART TITLE & RECORDS
2 NORTH LA SALLE STREET, SUITE 1900
CHICAGO, IL 60602

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NOW THEREFORE, in consideration of Ten Dollars (\$10.00) in hand paid, and such other good and valuable consideration, the receipt and sufficiency of which is hereby mutually acknowledged, the Borrowers, the Lender, and the Subordinating Party do hereby covenant and agree that the Note and Mortgage/Trust Deed in favor of the Subordinating Party, and all of the terms, covenants and conditions thereof, are made subject, subordinate and inferior to the Note, Mortgage/Trust Deed and Assignment of Rents, and any other agreement in favor of the Lender, acting as security for said Note, and all advances made or to be made thereof.

IN WITNESS WHEREOF, the undersigned have set their hand and seal this 15TH day of AUGUST 2003

BORROWERS:

Janusz Sitko
JANUSZ SITKO
Diana Sitko
DIANA SITKO

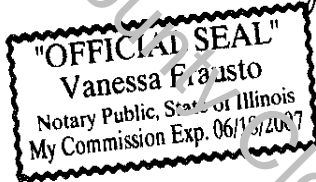
SUBORDINATING PARTY:

By: [Signature]
Attest: [Signature]

STATE OF ILLINOIS)
) SS
COUNTY OF)

I, the undersigned, do hereby certify that Janusz Sitko and Diana Sitko personally known to me to be the same persons whose names who are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed and delivered the said Subordination Agreement as their free and voluntary act for the uses and purposes set forth therein.

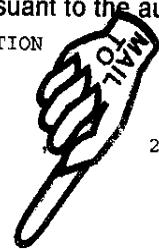
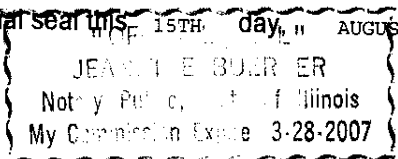
Given under my hand and official seal this 15th day August, 2003.
[Signature]
NOTARY PUBLIC



STATE OF ILLINOIS)
) SS
COUNTY OF)

I, THE UNDERSIGNED do hereby certify that, DEANA BOEHM personally known to me to be the ASSISTANT VICE PRESIDENT of MID AMERICA BANK, FSB a CORPORATION, and JUDY LATOZA personally known to me to be the ASSISTANT SECRETARY of said corporation and both of whom are personally known to be the same persons whose names who are subscribed to the foregoing Subordination Agreement, appeared before me this day in person and severally acknowledged that as such ASSISTANT VICE PRESIDENT and ASSISTANT SECRETARY they signed and delivered the foregoing Subordination Agreement and caused this corporate seal of MID AMERICA BANK, FSB to be affixed thereto pursuant to the authority given by the Board of Directors as their free and voluntary act and deed of said CORPORATION, for the uses and purposes set forth therein.

Given under my hand and official seal this 15TH day, 2003
[Signature]
NOTARY PUBLIC
3-28-2007



THIS INSTRUMENT WAS PREPARED BY:
KENNETH KORANDA
1823 CENTRE POINT CIRCLE
P. O. BOX 3142
NAPERVILLE, IL 60566-7142

WHEN RECORDED RETURN TO:
MID AMERICA BANK, FSB.
1823 CENTRE POINT CIRCLE
P. O. BOX 3142
NAPERVILLE, IL 60566-7142