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Doc#: 0404114014
Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 02/10/2004 08:12 AM Pg: 1 of 3

Prepared by and after
recording return to
Founders Bank
3052 West 111th Street
Chicago, Illinois 60655

STATE OF ILLINOIS

COUNTY OF COOK

58195

SUBORDINATION AGREEMENT

WHEREAS MARGARET CAREY A/K/A MARGARET CAREY RYAN
hereinafter termed "Borrower" is presently indebted to the FOUNDERS BANK
(FOUNDERS BANK) as evidenced by that certain Promissory Note executed by said Borrower
in favor of the FOUNDERS BANK, dated December 17, 2003 in the original principal amount
of TWENTY-SEVEN THOUSAND EIGHTY-TWO AND NO/100 (\$27,082.00)
DOLLARS.

WHEREAS, said Note is secured, among other things, by that certain Mortgage executed
by said MARGARET CAREY A/K/A MARGARET CAREY RYAN in favor of the
FOUNDERS BANK dated December 17, 2003 and recorded as Document 0336034070
with the Recorder of COOK County, Illinois; and

WHEREAS, said Borrower is desirous of obtaining an additional loan in the amount of
ONE HUNDRED TWENTY-FIVE THOUSAND NINE HUNDRED AND NO/100
(125,900.00) DOLLARS from CF FUNDING CORPORATION, ITS SUCCESSORS AND
ASSIGNS termed "Lender", for the purpose of first mortgage; and

WHEREAS, the Lender requires the Borrower to secure said loan with a Mortgage on
the real estate described in the FOUNDERS BANK Mortgage and further requests that the
FOUNDERS BANK subordinate its Mortgage to that Mortgage being taken by said Lender.

NOW THEREFORE, in and for good and valuable consideration, and in order to induce
said Lender to make said additional loan to said Borrower, FOUNDERS BANK does hereby

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subordinate its Mortgage to that Mortgage taken by **Lender** and which secures said additional loan **IT IS EXPRESSLY AGREED AND UNDERSTOOD** that neither this Subordination Agreement nor anything contained herein shall in any way alter or affect the validity of the Mortgage of the **FOUNDERS BANK** first mentioned herein, or the lien on the real estate so subordinated herein, or any of the other collateral securing the indebtedness of the **Borrower** to the **FOUNDERS BANK**.

IT IS FURTHER EXPRESSLY AGREED AND UNDERSTOOD that this Subordination is to extend only to the loan amount and purpose as expressly set forth herein, and will not be valid or extend any future advancements made by said **Lender** on the Note evidencing its loan.

IN WITNESS WHEREOF, the **FOUNDERS BANK** has caused this Subordination Agreement to be executed by **SHELBY J. GERMANY, ASST. VICE PRESIDENT** on their behalf. **THIS, 20th** day of **January 2004**.

Authorized by: *[Signature]*

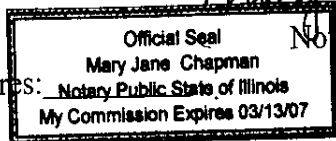
STATE OF ILLINOIS

COUNTY OF COOK

On this **20th** day of **January**, 2004, before me, the subscriber, personally appeared **SHELBY J. GERMANY, ASST. VICE PRESIDENT** of **FOUNDERS BANK** who, I am satisfied is the person named in and who executed the within instrument, and thereupon she acknowledged that she did examine and read the same and did sign the foregoing instrument as her free act and deed, for the purposes therein expressed.

In Witness Whereof, I have hereunto set my hand and official seal.

[Signature]
Notary Public



My Commission Expires:

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IN WITNESS WHEREOF, the undersigned parties have consented to the contents, terms and conditions of the herein Subordination, this the ___ day of _____, 2003.

(SEAL) ATTEST

CF FUNDING CORPORATION

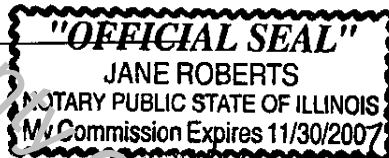
BY [Signature]

BORROWER

Margaret Carey A/K/A Margaret Carey Ryan
MARGARET CAREY A/K/A MARGARET CAREY RYAN

STATE OF ILLINOIS

COUNTY OF COOK



_____ A Notary Public in and for said County, in the State aforesaid, **DO HEREBY CERTIFY THAT MARGARET CAREY A/K/A MARGARET CAREY RYAN** personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledge that they signed, sealed and delivered the said Instrument as their free and voluntary act, for the uses and purposes therein set forth, including waiver of rights and benefits under and by virtue of the Homestead Exemption Laws of the State of Illinois and federal law.

Given under my hand and official this the 2 day of Jan, 2004.

[Signature] Notary Public

My Commission Expires _____

- Lot 29 in Block 12 in Beverly Ridge being a Subdivision of part of the Southeast 1/4 of Section 12, Township 37 North, Range 13 East of the Third Principal Meridian, according to the Plat thereof recorded November 29, 1926 as Document 9480140 in Cook County, Illinois.

10118 S. Talman Avenue, Chicago, IL. 60655 - PIN 24-12-421-023-0000