

84C-2313

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MORTGAGE SUBORDINATION AGREEMENT



By Corporation or Partnership

Account Number: XXXXX7253

Date: 12 day of October, 2006

Doc#: 0630450104 **Fee:** \$28.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 10/31/2006 10:27 AM Pg: 1 of 3

Legal Description: SEE EXHIBIT "A"

P.I.N. #0408-200-033-1082

Property Address: 1012 SUSSEX DR NORTHBROOK, IL 60062

This Agreement is made this 12 day of October, 2006, by and between US Bank National Association ND ("Bank") and ABN Amro Mortgage Group ("Refinancer").

Bank is the mortgagee under a mortgage (the "Junior Mortgage") dated 4th day of April, 2004, modified on 01/26/2006, granted by Yelena Filipchuk and Valeriy Filipchuk ("Borrower") and recorded in the office of the County Recorder, Cook County, Illinois, Book _____, Page _____, as Document 0412515063, modified Document 0606922096, encumbering the real property described therein (collectively the "Property"). Refinancer is the mortgagee under a mortgage (the "Senior Mortgage") dated 10/20/06, 20____, granted by the Borrower, and recorded in the same office on 1, 20____, as Doc # 0630450103, encumbering the property. To induce Refinancer to make a loan to the Borrower secured by the Senior Mortgage, Bank has agreed to execute and deliver this Subordination Agreement.

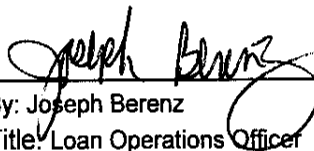
ACCORDINGLY, in consideration of the premises and for other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Bank hereby agrees with Refinancer that the lien of the Junior Mortgage on the Property is and shall be and shall remain fully subordinate for all purposes to the lien of the Senior Mortgage on the Property, to the full extent of all sums from time to time secured by the Senior Mortgage; provided, however, that the total indebtedness secured by the Senior Mortgage does not exceed \$254,500.00, exclusive of interest thereon, amounts advanced to protect the lien and priority of the Senior Mortgage, and costs of collection, and provided further, that this agreement shall not be effective until each other mortgage or other lien recorded against the property (other than the Senior Mortgage) and each judgment that is a lien against the Property shall be subordinated of record of the lien of the Senior Mortgage.

IN WITNESS THEREOF, this Subordination Agreement is executed on the day and year first above stated.

38 ^{new} / x 3 Pgs

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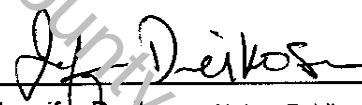
US Bank National Association ND



By: Joseph Berenz
 Title: Loan Operations Officer

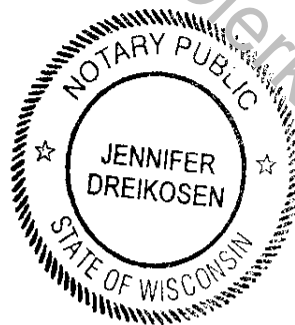
STATE OF Wisconsin)
 COUNTY OF Winnebago)

The foregoing instrument was acknowledged before me this 12 day of October, 2006, by (name) Joseph Berenz, the (title) Loan Operations Officer of (bank name) US Bank National Association ND, national banking association under the laws of The United States of America, on behalf of the association.



Jennifer Dreikosen, Notary Public
 My Commission Expires: 11/19/2006

Prepared by: Christine S. Roehl



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EXHIBIT "A"

LEGAL DESCRIPTION

PARCEL 1: UNIT NUMBER 1012 BUILDING NUMBER 15 IN PHEASANT CREEK CONDOMINIUM NUMBER 3 AS DELINEATED ON SURVEY ON PART OR PARTS OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE: LOT 'B' IN WHITE PLAINES UNIT NUMBER 7, BEING A SUBDIVISION IN SECTION 8, TOWNSHIP 42 NORTH: RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS WHICH SURVEY IS ATTACHED AS EXHIBIT 'B' TO DECLARATION OF CONDOMINIUM MADE BY CHICAGO TITLE AND TRUST COMPANY, A CORPORATION OF ILLINOIS, AS TRUSTEE UNDER TRUST AGREEMENT DATED JANUARY 2, 1977 AND KNOWN AS TRUST NUMBER 1068750 RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS IN COOK COUNTY ILLINOIS, AS DOCUMENT 23959365 AS AMENDED FROM TIME TO TIME; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS ALL IN COOK COUNTY, ILLINOIS. PARCEL 2: EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN PHEASANT CREEK ASSOCIATION DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS DATED MARCH 5, 1974 AND RECORDED MARCH 8, 1974 AS DOCUMENT 22648909 AND AS AMENDED BY DOCUMENT 23959364 AND AS CREATED BY DEED FROM CHICAGO TITLE AND TRUST COMPANY, A CORPORATION OF ILLINOIS, AS TRUSTEE UNDER TRUST AGREEMENT DATED JANUARY 2, 1977 AND KNOWN AS TRUST NUMBER 1068750 TO CARY J. WINTROUB AND ALENE P. WINTROUB DATED MARCH 15, 1979 AND RECORDED APRIL 17, 1979 AS DOCUMENT 24922570 FOR INGRESS AND EGRESS, IN COOK COUNTY, ILLINOIS.