

# UNOFFICIAL COPY



Doc#: 0906431100 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 03/05/2009 02:43 PM Pg: 1 of 3

PREPARED BY:

Perl Mortgage  
2936 W. Belmont  
Chicago, IL 60618

MAIL TO:

LAKESHORE TRUST AGENCY  
1000 N. LAKEVIEW  
ELK GROVE VILLAGE, IL 60007

0814789

## SUBORDINATION OF LIEN

THIS SUBORDINATION OF LIEN (this "Agreement") is dated this 9TH DAY OF February, 2009 and is executed by PNC Bank ("Subordinating Lender") for the benefit of PNC Bank.

WITNESSETH

WHEREAS, Margaret Pelletier and Noel Rubin ("Property Owners") executed a Mortgage or Deed of Trust (hereinafter the "Senior Mortgage") in favor of Subordinating Lender dated JULY 15, 2005 and which was recorded in the Office of the Recorder of Cook COUNTY DOCUMENT NUMBER 0524454018 encumbering the real estate and all buildings, structures, fixtures and improvements thereon ("the Premises") which has the street address of 2137 West Walton Street, Chicago, IL 60622 and is legally described on Exhibit A attached hereto and made a part hereof; and

WHEREAS, the Senior Mortgage was made to secure a promissory note (the "Note") in the face principal amount of \$60,000.00 United States dollars which is payable as therein provided; and

WHEREAS, Property Owner has executed a subsequent mortgage recorded concurrently herewith encumbering the Premises to secure a promissory note in favor of Perl Mortgage, Inc. in the face principal amount of \$306,800.00 United States dollars which is payable as therein provided; and

*three pages*

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WHEREAS, at Property Owner's request Subordinating Lender is willing to provide that the lien of the Junior Mortgage shall be subordinate, junior and subject to the lien of the Senior Mortgage as provided herein.

NOW THEREFORE, in consideration of the premises and for other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Subordinating Lender does hereby consent and agree that the lien of the Junior Mortgage shall be subordinate, junior and subject to the lien of the Senior Mortgage.

IN WITNESS WHEREOF, the Subordinating Lender has executed this Agreement through its duly authorized officer this 9<sup>th</sup> day of FEBRUARY 2009

FNC BANK, NA

BY

*Cynthia J. Donahue*

CYNTHIA J DONAHUE VICE PRESIDENT

STATE OF PA )

SS.

COUNTY OF ALLEGHENY )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY, that CYNTHIA J DONAHUE who is personally known to me to be the same person whose name is subscribed to the foregoing instrument appeared before me this day in person and acknowledged that he signed and delivered the said instrument as his own free and voluntary act and as the free and voluntary act of said corporation, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 9<sup>th</sup> day of February 2009

*Lisa A. Gratton*  
Notary Public

My commission expires:

(Notary Stamp)

COMMONWEALTH OF PENNSYLVANIA  
Notarial Seal  
Lisa A. Gratton, Notary Public  
City Of Pittsburgh, Allegheny County  
My Commission Expires Aug. 17, 2010  
Member, Pennsylvania Association of Notaries

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## EXHIBIT "A"

**Lot 22 in the South 1/2 of Block 10 in Suffern's Subdivision of the Southwest 1/4 of Section 6, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.**

**Note for information:**

**Commonly known as: 2137 W. Walton Street, Chicago, Il. 60622**

**Pin: 17-06-222-013**

Property of Cook County Clerk's Office