



Doc#: 0927119022 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee:\$10.00  
Cook County Recorder of Deeds  
Date: 09/28/2009 10:32 AM Pg: 1 of 3

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5815292

Morgan Stanley Credit Corporation

4708 Mercantile Drive  
Fort Worth, TX 76137

Prepared by: Tonicie Jones

APN-27-03-414-012-0000

Loan Number: 6000045582

SUBORDINATION AGREEMENT

This Agreement, made July 1, 2009 by Kevin Nelson and Suzanne Nelson owner(s) of the land hereinafter described ("Owner"), and, Morgan Stanley Credit Corporation (K.A. Morgan Stanley Dean Witter Credit Corporation ("MSCC")) present owner and holder of the Note and beneficiary of the MORTGAGE first hereinafter described (MSCC)

WITNESSETH

WHEREAS, In order to secure a loan in the principal amount of \$50,000.00 plus interest thereon, Owner did execute a MORTGAGE in favor of MSCC, dated December 2, 2004, which MORTGAGE was recorded on January 10, 2005, as Document Number 0501017297 in the County of Cook, State of Illinois, covering the premises at 14125 Concord Drive Orland Park, IL 60462, more particularly described in Exhibit "A" attached hereto and made a part thereof by reference.

14125 Concord Dr. ORLAND PARK, IL 60462

WHEREAS, Wells Fargo Bank, NA ("Lender"), is about to make a loan through a promissory note to Owner, secured by a Mortgage/Deed on and covering the above-described premises; and

WHEREAS, Lender is willing to make such loan, provided that the MORTGAGE held by MSCC is subordinated to the lien of the MORTGAGE about to be made in favor of Lender as set forth above.

NOW THEREFORE, in consideration of the premises and other valuable consideration, the receipt of which is hereby acknowledged, IT IS HEREBY DECLARED, UNDERSTOOD AND AGREED as follows:

1. MSCC and Owner hereby covenant, consent and agree that the above mentioned MORTGAGE held by MSCC is and shall continue to be subject and subordinate in lien to the lien of the MORTGAGE about to be made in favor of Lender is and shall continue to be a lien prior to and superior to the lien of the MORTGAGE in favor of MSCC.
2. MSCC and Owner declare and acknowledge that they intentionally subordinate the MORTGAGE in favor of MSCC to the MORTGAGE in favor of Lender, and understand in reliance upon and in consideration of this subordination, Lender will make its loan to Owner and Lender would not make said loan but for this subordination.

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- 3. Such subordination shall be for the principal sum of said note of Lender and accrued interest thereon, and other costs and fees as set forth in Lender's **MORTGAGE** and said Note, but shall not apply to future advances whether pursuant to a Future Advance clause or otherwise, provided, however, that the maximum amount subordinated by this Agreement shall be the sum of **\$175,286.00**. *D.D. 7-15-2009 REC. ON 8-10-2009*
- 4. This Subordination Agreement contains the whole agreement between the parties hereto as to the priority of the **MORTGAGEMSCC** and the **MORTGAGE** about to be made in favor of Lender, and there are not other agreements, written or oral, outside and separate from this Agreement, and all prior negotiations, if any, are merged with this Agreement. *Instrument # 0922213049*

In WITNESS WHEREOF, MSCC and Owner have executed this instrument on the day and year first above written.

**Morgan Stanley Credit Corporation**

By: \_\_\_\_\_ *[Signature]*  
 Printed Name: **Lou Aragon**  
 Its: **Assistant Vice President**

OWNER: \_\_\_\_\_  
 Printed Name: **Kevin Nelson**

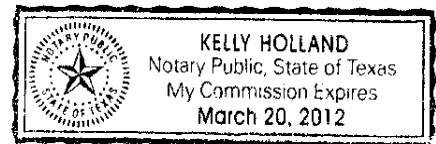
OWNER: \_\_\_\_\_  
 Printed Name: **Suzanne Nelson**

STATE OF TEXAS ) SS:  
 COUNTY OF TARRANT )

On this 1<sup>st</sup> day of July, 2009 before me the undersigned personally appeared **Lou Aragon** known to me to be the **Assistant Vice President** or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he/she executed in his/her capacity, and that by his/her signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.

*[Signature: Kelly Holland]*  
 Notary Public, State of Texas - *Kelly Holland*

My Commission Expires: 3/20/12 (This area for official notary seal)



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Order ID: 5815292

Loan No.: 0109028852

## EXHIBIT A LEGAL DESCRIPTION

The following described property:

Lot 94 in Heritage Unit Number 3, a Subdivision of part of the West one half to the Southeast quarter of Section 3, Township 36 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois.

Assessor's Parcel Number: 27-03-414-012-0000

Property of Cook County Clerk's Office