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Doc#: 0933849077 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 12/04/2009 03:04 PM Pg: 1 of 4

This instrument was prepared by:
900 West Trade Street
4th Floor
Charlotte, NC 28255

After recording return to:
Bank of America Collateral Tracking
9000 Southside Boulevard, Bldg 700
Jacksonville, FL 32256
Account #: 1336788851902

Real Estate Subordination Agreement (Bank of America to Bank of America)

This Real Estate Subordination Agreement ("Agreement") is executed as of 11/16/2009, by Bank of America, N.A., having an address of 900 West Trade Street, 4th Floor, Charlotte, NC 28255.

("Subordinator"), in favor of Bank of America, N.A., having an address for notice purposes of
Bank of America
4161 Piedmont Parkway
Greensboro, NC 27410

Whereas, Subordinator is the owner and holder of, or creditor under, the indebtedness described in and secured by a security instrument (deed of trust, deed to secure debt or mortgage) dated 11/13/2007, executed by DAVID M. LARRABEE

and which is recorded in Volume/Book N/A, Page N/A, and if applicable, Document Number 0733141133, of the land records of COOK County, IL, as same may have been or is to be modified prior hereto or contemporaneously herewith (the "Senior Lien"), encumbering the land described therein (said land and such improvements, appurtenances and other rights and interests regarding said land, if any, as are described in the Senior Lien being called herein collectively, the "Property"); and

Whereas, Bank of America has been requested to make a loan, line of credit or other financial accommodation to DAVID M. LARRABEE (jointly and severally, "Borrower"), to be secured by, without limitation, either a deed of trust, deed to secure debt or mortgage (the "Junior Lien"), covering without limitation, the Property and securing the

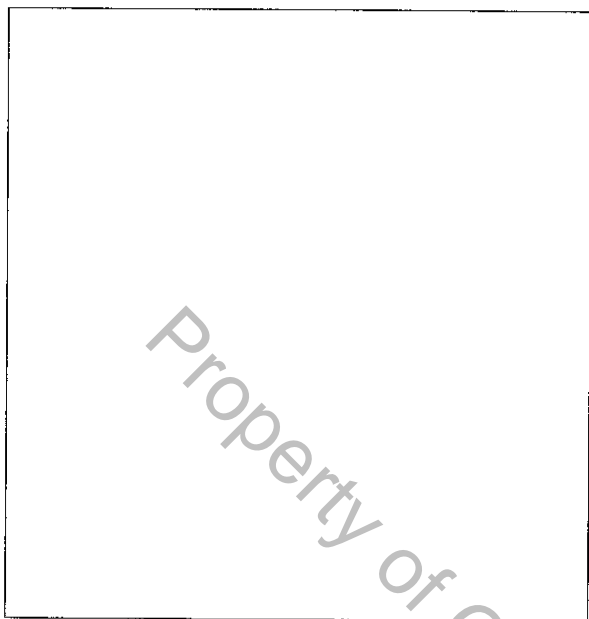
(for use in AR, CO, CT, FL, GA, IA, IL, KS, KY, MD, MI, MN, MO, NC, NM, NJ, NY, OK, SC, TN, TX, and VT)

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(Do not write below this line. This space is reserved for recording.)



Property of Cook County Clerk's Office

(for use in AR, CO, CT, FL, GA, IA, IL, KS, KY, MD, MI, MN, MO, NC, NM, NJ, NY, OK, SC, TN, TX, and VT)

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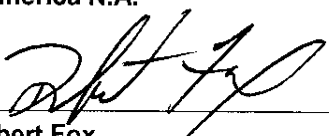
indebtedness described therein including the payment of a promissory note, line of credit agreement or other borrowing agreement made by Borrower and/or others payable to the order of Bank of America in the maximum principal face amount of \$ 382,000.00 (the "Principal Amount") [For North Carolina only – bearing interest and payable as therein provided at the maximum rate of N/A% for a period not to exceed N/A months], including provisions for acceleration and payment of collection costs (the "Obligation"); the Junior Lien and the Obligation to contain such other terms and provisions as Bank of America and Borrower shall determine; and


Now, Therefore, for valuable consideration, Subordinator hereby subordinates the Senior Lien to Bank of America's Junior lien, subject to the terms of this Agreement. The Subordinator's Senior Lien is subordinated to Bank of America's Junior Lien only to the extent of the Principal Amount of the Obligation and any amounts advanced pursuant to the terms of the Obligation or the security instrument for the payment of insurance premiums, taxes, costs of collection, protection of the value of the property or Bank of America's rights in the Property or foreclosure. All other rights of Subordinator now or hereafter existing in or with respect to the Property (including but not limited to all rights and to proceeds of insurance and condemnation) are hereby subordinated, and are and shall remain completely and unconditionally subordinate, to the Junior Lien and the rights of Bank of America regardless of the frequency or manner of renewal, extension, consolidation or modification of the Junior Lien or the Obligation.

This Agreement shall inure to the benefit of the Subordinator and Bank of America and their respective successors and assigns, including any purchaser(s) (at foreclosure or otherwise) of the Property or any part thereof, and their respective successors and assigns.

Bank of America N.A.

Two witness signatures required in CT, FL, GA, SC and TN


By: Robert Fox
Its: Assistant Vice President

10/16/2009
Date

Witness Signature
Christine Jennings
Typed or Printed Name

Witness Signature

Typed or Printed Name

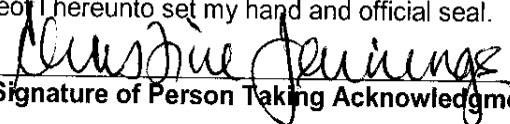
Bank of America Acknowledgment:

State/Commonwealth/District of North Carolina

County/City of Mecklenburg

On this the 16th day of Nov., 2009, before me, Christine Jennings the undersigned officer, personally appeared Robert Fox, who acknowledged him/herself to be the Assistant Vice President of Bank of America, N.A., and that (s)he, as such Assistant Vice President, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by him/herself as Assistant Vice President. In witness whereof I hereunto set my hand and official seal.

Witness to Acknowledgment (South Carolina Only)


Signature of Person Taking Acknowledgment

Commission Expiration Date: 11/14/2011

(for use in AR, CO, CT, FL, GA, IA, IL, KS, KY, MD, MI, MN, MO, NC, NM, NJ, NY, OK, SC, TN, TX, and VT)

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ACQUEST TITLE SERVICES, LLC

2700 West Higgins Road, Suite 110, Hoffman Estates, IL, 60169

AS AGENT FOR

Ticor Title Insurance Company

Commitment Number: 2009080050

SCHEDULE C PROPERTY DESCRIPTION

The land referred to in this Commitment is described as follows:

Parcel 1: Unit 3S, together with its undivided percentage interest in the common elements in The Ashland Avenue Condominium, A/K/A as The 3641 N. Ashland Condominium, as delineated and defined in the Declaration of Condominium recorded as Document 0718610102, as amended from time to time, in Section 20, Township 40 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 2: The exclusive right to the use of Parking Space P-5 and Roof Space RS6, a limited common element (s), as delineated on the survey attached to the Declaration recorded as Document Number 0718610102, aforesaid.

PIN: 14-20-119-049-1006

FOR INFORMATION PURPOSES ONLY:
THE SUBJECT LAND IS COMMONLY KNOWN AS:

3641 North Ashland Avenue, Unit 3S
Chicago, IL 60613