

# UNOFFICIAL COPY

CONSULT YOUR LAWYER BEFORE SIGNING THIS FORM-THIS FORM SHOULD BE USED BY LAWYERS ONLY.

## Subordination Agreement

Date: February 1, 2011

The parties agree as follows:

Parties

Holder of the Existing Mortgage

Quorum Federal Credit Union, Successor in interest to Kraft Foods Federal Credit Union

2 Manhattanville Road

Purchase, NY 10577

Mortgage in the New Mortgage (Mortgagee)

NATIONAL BANK OF KANSAS CITY

ITS SUCCESSORS AND/OR ASSIGNS ATIMA

10700 NALL AVE SUITE 300

OVERLAND PARK, KS 66211

The Property. The Property is described as follows:

See Schedule A attached hereto and made a part hereof.



Doc#: 1108303017 Fee: \$72.25  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 03/24/2011 11:42 AM Pg: 1 of 5

Property of Cook County Clerk's Office

S 4  
P 5  
S N  
M N  
SC 4  
E 9  
INT —

Prepared by

*Jennifer Cusie*  
Jennifer Cusie

Return to:

TIMIOS, INC.  
5716 Corsa Avenue  
Suite 102  
Westlake Village, CA 91362

JAPN# 10-31-211-018-0000

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Existing  
Mortgage

- The Holder now owns and holds the following mortgage and the bond or notewhich it secures:  
Mortgage dated 07/01/2008 made by

Hee Soon Kang and Katherine Kang

to Quorum Federal Credit Union in the amount of \$30,000 and recorded on 07/24/2008 in Document No. 0820604106 in the office of Cook County covering all or part of the Property.

New  
Mortgage  
Description  
of Property  
Subordination

- The owner of the Property is about to sign and deliver to Mortgagee, a New Mortgage to secure the amount of One Hundred Fifty Two Thousand Five Hundred Dollars (\$152,500.00) and interest, covering the Property. The Property is more fully described in the New Mortgage.
- The Mortgagee will not accept the New Mortgage unless the Existing Mortgage is subordinated to it. In exchange for \$1.00 and other good and valuable consideration and to induce Mortgagee to accept the New Mortgage, the Holder agrees to subordinate the lien of the Existing Mortgage to the lien of the New Mortgage.

The Existing Mortgage lien shall be subordinated in the amount secured by the New Mortgage, interest and advances already paid and to be paid and in the future under the New Mortgage. Examples of the advances are brokerage commission, fees for making the loan, mortgage recording tax, documentary stamps, fee for examination of title and surveys. Advances may be paid without notice to Holder.

This Subordination Agreement shall apply to any extension, renewal or modification of the New Mortgage.

No oral  
changes

- This Agreement cannot be changed or ended except in writing signed by Holder.

Who is  
bound

- If there are more than one Holder each shall be separately liable. The words "Holder" and "Mortgagee" shall include their heirs, executors, administrators, successors and assigns. If there are more than one Holder or Mortgagee the words "Holder" and "Mortgagee" used in this Agreement includes them.

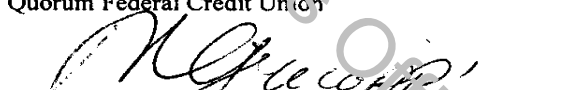
Signatures

Holder states that Holder has read this Subordination Agreement, received and completely filled in copy of it and has signed this Subordination Agreement as of the date at the top of the first page.

WITNESS

HOLDER  
Quorum Federal Credit Union

  
\_\_\_\_\_  
Jeffrey Micklas

  
\_\_\_\_\_  
Melissa Giacoppi  
Director of Loan Servicing

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State of

}

County of

} ss:

On the \_\_\_\_\_ day of \_\_\_\_\_, Two Thousand and \_\_\_\_\_ before me came

to me known and known to me to be the individual described in, and who executed, the foregoing instrument, and acknowledged to me that he executed the same.

State of

}

County of

} ss:

On the \_\_\_\_\_ day of \_\_\_\_\_, Two Thousand and \_\_\_\_\_ before me came

to me known and known to me to be the individual described in, and who executed, the foregoing instrument, and acknowledged to me that he executed the same.

State of New York

}

County of Westchester

} ss:

On the 1st day of February in the year 2011, before me the undersigned, personally appeared ~~Sue R. Lapa~~ <sup>Amelvia Giacoppi</sup> personally known to me 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 she executed the same in her capacity, and that by her signature on the instrument, the individual or the person upon behalf of which the individual(s) acted, executed the instrument.



LAWRENCE M. IUSO, Notary Public  
State of New York, No. 03-4782715  
Qualified in Bronx County  
Cert. Filed in Westchester County  
Commission Expires 2-20-11

Property of Cook County Clerks Office

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State of }  
County of } ss:

On the \_\_\_\_\_ day of \_\_\_\_\_, Two Thousand and  
before me came \_\_\_\_\_ to me known, who,  
being by me duly sworn, did depose and say that he resides in  
that he is the \_\_\_\_\_ of  
the corporation described in, and which executed, the foregoing instrument; that he knows the seal of said corporation; that the seal  
affixed to said instrument is such corporate seal; that it was so affixed by order of the board of \_\_\_\_\_ of said  
corporation; and that he signed his name thereto by like order.

State of New York }  
County of Westchester } ss:

On the 1st day of February 2011 before me came Jeffrey Micklas, the subscribing witness to the foregoing instrument, with  
whom I am personally acquainted, who, being by me duly sworn, did depose and say that he resides in 2 Manhattanville Road, Ste#  
401, Purchase, NY 10577 that he knows ~~Sue L. Lap~~ <sup>Joseph M. DiStefano Giaccopi</sup> to be the individual described in, and who executed the foregoing instrument;  
that he, said subscribing witness, was present, and saw execute the same; and that he, said witness, at the same time subscribed his  
name as witness thereto.

No. \_\_\_\_\_

LAWRENCE M. IUSO, Notary Public  
State of New York, No. 03-4782715  
Qualified in Bronx County  
Cert. Filed in Westchester County  
Commission Expires 2/28/11

QUORUM FEDERAL CREDIT UNION

National Bank of Kansas City

## Subordination Agreement

Dated, February 1, 2011

The land affected by the within  
instrument lies in

✓ 6742 Forrestview Lane Niles, IL 60714

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## SCHEDULE "A"

LOT 3 IN MARVEL'S SUBDIVISION OF PART OF LOT 1 IN JOS VOSMYKS CONSOLIDATION IN SECTION 31 TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 6, 1960 AS DOCUMENT NUMBER 17956167, IN COOK COUNTY, ILLINOIS.

Legal Descriptions: All that certain property situated in the county of COOK, and State of ILLINOIS, being described as follows: PARCEL 10-31-211-018 & LOT-3 and being more fully described in a deed dated 04/27/2001, and recorded 09/10/2001, among the land records of the county and state set forth above, in 0010835278

Property of Cook County Clerk's Office