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Doc#: 1120733111 Fee: \$62.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 07/26/2011 01:59 PM Pg: 1 of 3

SUBORDINATION AGREEMENT

NOTICE THIS SUBORDINATION AGREEMENT RESULTS IN YOUR SECURITY INTEREST IN THE PROPERTY BECOMING SUBJECT TO AND OF LOWER PRIORITY THAN THE LIEN OF SOME OTHER OR LATER SECURITY INSTRUMENT.

This agreement, made this 29th day of June, 2011, by Jared T. Hall and Nicole Hall, owner of the land hereinafter described and hereinafter referred to as "OWNER", and Ronald Greene, present holder of a mortgage and hereafter described and hereinafter referred to a "MORTGAGEE"

THAT WHEREAS, Jared T. Hall and Nicole Hall, owner, did execute a mortgage, dated September 30, 2009 covering that certain real property described as follows:

See attached legal description

to secure a note for a sum of \$209,400, in favor of MORTGAGEE, which mortgage was recorded October 8, 2009 as Document No. 0928155014 Official Records of said county; and modified on 9/30/10 for the sum of \$208,538.

WHEREAS, OWNER has executed, or is about to execute, a mortgage and note in the sum of \$ 406,500, dated July 11, 2011, in favor of Draper and Kramer Corp., dba 1st Advantage Mortgage, Its Successors and/or Assigns, hereinafter referred to as "LENDER", payable with interest and upon the terms and conditions described therein, which mortgage is to be recorded concurrently herewith; and

WHEREAS, it is a condition precedent to obtaining said loan that said mortgage above mentioned shall unconditionally be a remain at all times a lien or charge upon the land hereinbefore described, prior and superior to the lien or charge of the mortgage first above mentioned; and

WHEREAS, LENDER is willing to make said loan provided the mortgage securing the lien or charge upon the above described property prior and superior to the lien or charge of the mortgage first above mentioned and provided that MORTGAGEE will specifically and unconditionally subordinate the lien or charge of the mortgage first above mentioned to the lien or charge of the mortgage in favor of LENDER; and

WHEREAS, it is to the mutual benefit of the parties hereto that LENDER make such loan to OWNER; and MORTGAGEE is willing that the mortgage securing the same shall, when recorded, constitute a lien or charge upon said land which is unconditionally prior and superior to the lien or charge of the mortgage first above mentioned.

NOW, THEREFORE, in consideration of the mutual benefits accruing to the parties hereto and other valuable consideration, the receipt and sufficiency of which consideration is hereby

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acknowledged, and in order to induce LENDER to make the loan above referred to, it is hereby declared, understood and agreed as follows:

- (1) That said mortgage securing said note in favor of LENDER, and any renewals or extensions thereof, shall unconditionally be and remain at all times a lien or charge on the property therein described, prior and superior to the lien or charge of the mortgage first above described.
- (2) That LENDER would not make its loan above described without this SUBORDINATION AGREEMENT.
- (3) That this agreement shall be the whole and only agreement with regard to the subordination of the lien or charge of the mortgage first above mentioned to the lien or charge of the mortgage in favor of the lender above referred to and shall supersede and cancel, but only insofar as would affect the priority between the mortgages hereinbefore specifically described, any prior agreement as to such subordination including, but not limited, those provisions if any, contained in the mortgage first above mentioned, which provide for the subordination of the lien or charge thereof to another mortgage or mortgages or to another deed or deeds of trust.

DATED: 6-29-11

Ronald Greene
Ronald Greene

STATE OF ILLINOIS)
)
COUNTY OF McLean

I, the undersigned, a notary public in and for said county, in the state aforesaid, do hereby certify, that Ronald Greene and _____ personally known to me to be the same people whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein, set forth.

Given under my hand and official seal, this 29th day of June, 2011.

My commission expires: 6-23-13

Shelba Mitchell
Notary Public



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CHICAGO TITLE INSURANCE COMPANY

ORDER NUMBER: 1409 008840864 SK
STREET ADDRESS: 1234 Isabella St
CITY: Wilmette **COUNTY:** COOK
TAX NUMBER: 05-34-307-018-0000

LEGAL DESCRIPTION:

LOT 16 IN BLOCK 7 IN MCDANIELS ADDITION TO WILMETTE BEING A SUBDIVISION OF LOTS 1 TO 9 INCLUSIVE OF BAXTERS SUBDIVISION OF THE SOUTH SECTION OF QUILMETTE RESERVATION IN TOWNSHIP 42 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office