



Doc#: 1229301053 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 10/19/2012 11:48 AM Pg: 1 of 2

FIRST AMERICAN TITLE
SERIAL# 2317041

2/2

SUBORDINATION AGREEMENT

The undersigned ("Subordinating Party") is the holder of a Mortgage or Deed of Trust, herein known as a "Security Instrument", dated October 06, 2004, in the amount of \$40,000.00 recorded on October 21, 2004 as document/book number 0429518033 in the County of COOK, in the state of Illinois granted by RENA D. ROBINSON herein known as "Borrower", granting Subordinating Party a security interest in the following described property ("Property"):

LOT 5 IN MARRS' SUBDIVISION OF THE SOUTH EAST QUARTER OF BLOCK 3 IN CIRCUIT COURT PARTITION OF THE EAST HALF OF THE EAST HALF OF THE SOUTH EAST QUARTER OF SECTION 25, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. PIN 20-25-414-031-0000

JP MORGAN CHASE BANK, N.A., herein known as "Lender", has granted or will grant to Borrower an extension of credit or other financial accommodation to be secured by a lien ("Lien") on the aforementioned Property.

In consideration of Lender's granting to Borrower an extension of credit or other financial accommodation and in consideration of other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the undersigned does hereby subordinate its interest, right and title granted by the aforementioned Security Instrument to the aforementioned Lien, not to exceed the total amount of \$53,500.00, provided that the Lien is secured by a properly recorded Mortgage or Deed of Trust granted by Borrower to Lender on the above described Property and except with respect to Protective Advances described below. The Subordinating Party expressly reserves all right, title and interest in the Property granted by the Security Instrument as to any person other than Lender or Lender's assignees.

This instrument was drafted by: DIANA REYNOLDS

Return To: BMO Harris Bank N.A.
PO Box 2058
Milwaukee, WI 53201-2058



AS RECORDED CONCURRENTLY HEREWITH

5 ✓
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3 ✓
SC ✓
INT ✓

UNOFFICIAL COPY

If the Subordinating Party makes advances of funds in performance of an obligation of the Borrower pursuant to the Subordinating Party's Security Instrument ("Protective Advances") and, if paid with the written consent of the Lender, such Protective Advances shall be secured by the Subordinating Party's Security Instrument and shall be given priority to and be superior to the aforementioned Lien granted to Lender.

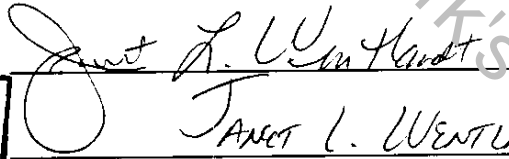
Lender shall have prior rights as to Subordinating Party pursuant to the aforementioned properly recorded Lien as to proceeds arising as a result of the following: the exercise of eminent domain against all or any part of the Property, all rents, income, and profits, all amounts received for the taking of all or any part the Property by condemnation proceedings, all compensation received as damages for injury to all or any part of the Property, all proceeds from insurance on improvements to the Property, and all net proceeds from a foreclosure against the Property, including a deed given in lieu of foreclosure.

This agreement is binding on the successors and assigns of both the Subordinating Party and the Lender. This Subordination Agreement is executed this 3rd day of August, 2012 on behalf of BMO Harris Bank N.A., successor-in interest to M&I Bank FSB, as a result of merger dated 07/05/2011 as assigned by Guaranty Home Equity Corporation d/b/a GB Home Equity by its officers:

| | |
|--|---|
|  |  |
| (Seal) | (Seal) |
| Diana J. Reynolds | Julie M. Westbrook |
| Title: Vice President | Title: Assistant Vice President |

State of Wisconsin }
County of Milwaukee } ss.

This instrument was acknowledged before me on 3rd day of August, 2012, by Diana J. Reynolds and Julie M. Westbrook as officers of BMO Harris Bank N.A..



**JANET L. WENTLANDT
NOTARY PUBLIC
STATE OF WISCONSIN**

Janet L. Wentlandt
Notary Public, State of Wisconsin

My Commission (Expires) (Is) 2/8/15