

MORTGAGE SUBORDINATION AGREEMENT

By Corporation or Partnership

Account Number: 1503

Date: January 24, 2013

Ravenswood Title Company LLC
319 W. Ontario Street
Suite 2N-A
Chicago, IL 60654

Legal Description: See attached legal

12221352 RT 149
P.I.N. #17-09-200-017-1116; 17-09-200-017-11196

Property Address: 340 Superior St. W. Apt. # 1701, Chicago, IL 60654-6184

This Agreement is made January 24, 2013, by and between U.S. Bank National Association ND ("Bank") and GUARANTEED RATE INC. ISAOA ATIMA ("Refinancer").


Bank is the mortgagee under a mortgage (the "Junior Mortgage") dated 03/24/2012, granted by Kevin B. Nealis and Lynn G. Nealis, Trustees of the Nealis Family Revocable Trust U/A/D September 9, 2011 ("Borrower"), and recorded in the office of the County Recorder, Cook County, Illinois, on 04/12/2012, as Book Page Document No. 1210357052, encumbering the real property described therein (collectively, the "Property"). Refinancer is the mortgagee under a mortgage (the "Senior Mortgage") dated February 1, 2013 20____, granted by the Borrower, and recorded in the same office on February 8, 2013 20____, as 130390831, encumbering the property. To induce Refinancer to make a loan to the Borrower secured by the Senior Mortgage, Bank has agreed to execute and deliver this Subordination Agreement.

ACCORDINGLY, in consideration of the premises and for other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Bank hereby agrees with Refinancer that the lien of the Junior Mortgage on the Property is and shall be and shall remain fully subordinate for all purposes to the lien of the Senior Mortgage on the Property, to the full extent of all sums from time to time secured by the Senior Mortgage; provided, however, that the total indebtedness secured by the Senior Mortgage does not exceed \$287,700.00, exclusive of interest thereon, amounts advanced to protect the lien and priority of the Senior Mortgage, and costs of collection, and provided further, that this agreement shall not be effective until each other mortgage or other lien recorded against the property (other than the Senior Mortgage) and each judgment that is a lien against the Property shall be subordinated of record of the lien of the Senior Mortgage.

IN WITNESS THEREOF, this Subordination Agreement is executed on the day and year first above stated.

UNOFFICIAL COPY

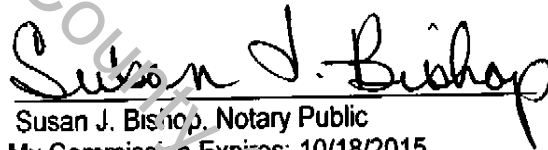
U.S. Bank National Association ND



By: Steven Barnes, Vice President

STATE OF Wisconsin)
COUNTY OF Winnebago)

The foregoing instrument was acknowledged before me January 24, 2013, by Steven Barnes, Vice President, of U.S. Bank National Association ND, a national banking association, on behalf of the association.



Susan J. Bishop, Notary Public
My Commission Expires: 10/18/2015

Prepared by: Shannon Hensel



UNOFFICIAL COPY

EXHIBIT A

PARCEL 1:

UNIT PH01, 3-25 AND 3-26 IN 340 WEST SUPERIOR CONDOMINIUMS AS DELINEATED AND DEFINED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

PART OF LOTS 11, 12, 13, 14, 15 AND 16 BOTH INCLUSIVE IN BLOCK 18 IN BUTLER, WRIGHT AND WEBSTER'S ADDITION TO CHICAGO, IN SECTION 9, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT D TO THE DECLARATION OF CONDOMINIUM RECORDED FEBRUARY 15, 2002 AS DOCUMENT NO. 0020190306, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AFORESAID, AS SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS (RECIPROCAL EASEMENT AGREEMENT) RECORDED FEBRUARY 15, 2002 AS DOCUMENT NUMBER 0020190305.

PIN: 17-09-200-017-1116, 17-09-200-017-1196 and 17-09-200-017-1197

Property of Cook County Clerk's Office