



Doc#: 1304639046 Fee: \$42.00
Karen A. Yarbrough RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 02/15/2013 11:25 AM Pg: 1 of 3

SUBORDINATION AGREEMENT

The undersigned ("Subordinating Party") is the holder of a Mortgage or Deed of Trust, herein known as a "Security Instrument", dated March 21, 2008, in the amount of \$60,000.00 recorded on April 11, 2008 as document/book number 0810246020 in the County of COOK, in the state of Illinois granted by MICHAEL D. CRONIN AND PATRICIA A. CRONIN herein known as "Borrower", granting Subordinating Party a security interest in the following described property ("Property"):

LOT 43 IN OAK RIDGE SUBDIVISION PHASE 2, BEING A SUBDIVISION OF PART OF THE SOUTHEAST 1/4 OF SECTION 20, TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED FEBRUARY 24, 2006 AS DOCUMENT 0605510102, IN COOK COUNTY, ILLINOIS.
TAX ID NUMBER: 06204040540000

PROFICIO MORTGAGE VENTURES LLC, ISAOA, 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 it's interest, right and title granted by the aforementioned Security Instrument to the aforementioned Lien, not to exceed the total amount of \$315,000.00, 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.

Return To: BMO Harris Bank N.A.
3800 Golf Rd., Suite 300
P.O. Box 5036
Rolling Meadows, IL 60008

This instrument was drafted by: Monica Brown

MAIL TO:
ALL STAR TITLE
6225 SMITH AVENUE, SUITE 202
BALTIMORE, MD 21209
1-800-580-0677

LN-6100291846

12-4218

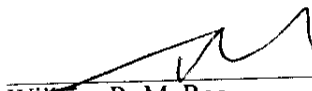
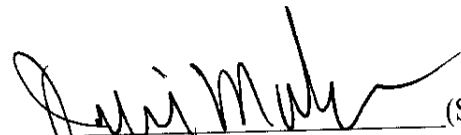
Handwritten notes and signatures on the right side of the page, including a checkmark and the number 3.

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.

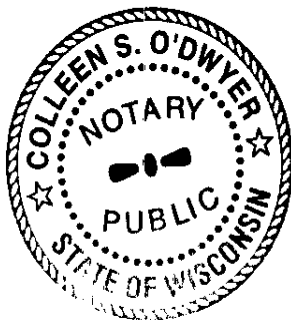
Lender shall have prior rights as to Subordinating Party pursuant to the aforementioned properly recorded Lien as to proceeds arising as a result of the following: the exercise of eminent domain against all or any part of the Property, all rents, income, and profits, all amounts received for the taking 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.

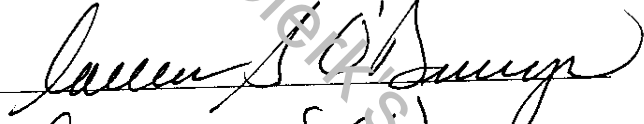
This agreement is binding on the successors and assigns of both the Subordinating Party and the Lender. This Subordination Agreement is executed this 28th day of August, 2012 on behalf of BMO Harris Bank N.A. by its officers:

 _____ William R. McRae Title: Vice President	(Seal)	 _____ Julie M. Westbrook Title: Assistant Vice President	(Seal)
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State of Wisconsin }
County of Milwaukee } ss.

This instrument was acknowledged before me on 28th day of August, 2012, by William R. McRae and Julie M. Westbrook as officers of BMO Harris Bank N.A..





Colleen S. O'Dwyer
Notary Public, State of Wisconsin
My Commission (Expires) (Is) 11/24/13

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Exhibit A

LOT 43 IN OAK RIDGE SUBDIVISION PHASE 2, BEING A SUBDIVISION OF PART OF THE SOUTHEAST ¼ OF SECTION 20, TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED FEBRUARY 24, 2006 AS DOCUMENT 0605510102, IN COOK COUNTY, ILLINOIS.

BEING the same property which, by Deed dated August 15, 2006, and recorded among the Land Records of the County of Cook, State of Illinois, in Document No. 0625520165 was granted and conveyed by Oak Ridge of Elgin, LLC unto Michael D. Cronin and Patricia A. Cronin.

Property of Cook County Clerk's Office