

UNOFFICIAL COPY



1305247107

RECORDATION REQUESTED BY:

RBS CITIZENS, N.A.
10561 Telegraph Road
Glen Allen, VA 023059

WJL

Doc#: 1305247107 Fee: \$42.00
Karen A. Yarbrough RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 02/21/2013 12:23 PM Pg: 1 of 3

WHEN RECORDED MAIL TO:

RBS CITIZENS, N.A.
Attn: SBO Dept. RJW 212
443 Jefferson Boulevard
Warwick, RI 02886

THIS INSTRUMENT PREPARED BY:

RBS CITIZENS, N.A.
443 Jefferson Boulevard
Warwick, RI 02886

2012-1789

SUBORDINATION OF MORTGAGE

THIS AGREEMENT made this 20th day of August, 2012

BETWEEN:

Mortgage Electronic Registration Systems Inc. as nominee for RBS Citizens, N.A.
10561 Telegraph Road
Glen Allen, VA 23059
("Lender")

and

Flagstar Bank FSB

("New Lender")

Mail To:
Carrington Title Partners, LLC
1919 S. Highland Ave., Ste 115-B
Lombard, IL 60146
(630)317-0049

In consideration of One Dollar (\$1.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, Original Lender, being the mortgagee under the following mortgage ("Subordinate Mortgage"):

Mortgage dated October 27, 2005, made by Jillian Nitti and Vito Nitti to Mortgage Electronic Registration Systems Inc. as nominee for Ryland Mortgage Company in the principal amount of Twenty Nine Thousand Three Hundred Seventy Three Dollars, (\$29,373.00) and recorded November 23, 2005 as Document No. 0532745015 in the Office of the Cook County Recorder of Deeds creating a mortgage on certain land and premises described in [EXHIBIT A]

UNOFFICIAL COPY

attached hereto and made a part hereof and commonly known 775 Thornbury Ct, Bartlett, Illinois 60103 (the "Property").

Does hereby waive and subordinate in all respects the priority and operation of the Subordinate Mortgage upon the therein described premises to the following described mortgage ("New Mortgage"):

Mortgage to be executed by Jillian Nitti and Vito Nitti as borrower, to Flagstar Bank FSB as New Lender, securing a total indebtedness not to exceed Two Hundred Seventeen Thousand Dollars, (\$217,000.00), upon the above described property so that the lien of the Subordinate Mortgage be taken as junior and inferior to the lien of the New Mortgage without otherwise affecting the lien of the Subordinate Mortgage.

#1232447034

This Agreement shall be governed by and construed in accordance with the laws of the State of Illinois applicable to contracts made and to be performed in said State, shall not be modified, amended or terminated orally, and shall be binding upon and inure to the benefit of the parties hereto and their respective successors, designees and assigns.

IN WITNESS WHEREOF, Mortgage Electronic Registration Systems Inc. as nominee for RBS Citizens, N.A. has hereunto caused this Subordination to be executed as of the date set forth above.

SIGNED IN THE PRESENCE OF:

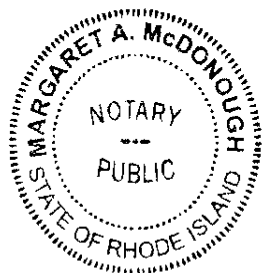
Mortgage Electronic Registration Systems Inc. as nominee for RBS CITIZENS, N.A. as successor by merger to Mortgage Electronic Registration Systems Inc. as nominee for Ryland Mortgage Company

Stacy Swett
Stacy Swett

By: Todd Emond
Todd Emond, Assistant Vice President

STATE OF RHODE ISLAND
COUNTY OF KENT

In Warwick, on this 20th day of August, 2012 before me personally appeared Todd Emond, the Assistant Vice President of Mortgage Electronic Registration Systems Inc. as nominee for RBS Citizens, N.A., a national banking association, to me known and known by me to be the party executing the foregoing instrument on behalf of said bank, and acknowledged said instrument and the execution thereof to be his/her free act and deed in said capacity and the free act and deed of said bank.



Margaret A McDonough
Margaret A McDonough, Notary Public
My Commission Expires: November 27, 2012
[SEAL]

UNOFFICIAL COPY

Carrington Title Partners, LLC
1919 S. Highland Ave., Building B, Suite 315
Lombard, IL 60148
A Policy Issuing Agent for
Fidelity National Title Insurance Company

LEGAL DESCRIPTION

LOT 103-2 IN CASTLE CREEK OF BARTLETT, BEING A SUBDIVISION OF PART OF SECTION 29, TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED JUNE 23, 2004 AS DOCUMENT 0417534056, IN COOK COUNTY, ILLINOIS.

Commonly known as: 775 Thornbury Court; Bartlett, IL 60103
PIN Number: 06-29-205-028-1038

Property of Cook County Clerk's Office