

# UNOFFICIAL COPY

## SUBORDINATION AGREEMENT ILLINOIS STATUTORY

### MAIL TO:

Gold Coast Bank  
1201 North Clark Street, Ste 204  
Chicago, IL 60610

### NAME & ADDRESS OF TAX PAYER:

Eduard Seitan  
6462 N. Nokomis Avenue  
Chicago, Illinois 60646

Loan #10000618-50226



Doc#: 1306046016 Fee: \$42.00  
Karen A. Yarbrough RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 03/01/2013 11:31 AM Pg: 1 of 3

## SUBORDINATION AGREEMENT

This Subordination Agreement made as of the 7th day of February 2013, by Gold Coast Bank, having an address of 1201 N. Clark Street #204, Chicago IL 60610 ("Subordinator") and Gold Coast Bank, its successors and/or assigns as their interest may appear, a corporation organized and existing under the laws of the State of Illinois with its principal place of business at 1201 N. Clark Street #204, Chicago, IL 60610 ("Lender").

### RECITALS:

- Eduard Seitan of Chicago, County of Cook and State of Illinois ("Borrower"), has applied to Lender for a loan amount of Three Hundred Ninety Four Thousand and 00/100 Dollars (\$394,000.00) to be made to Borrower and to be evidenced by a promissory note secured by a mortgage covering certain real property located at 6462 N. Nokomis Avenue, Chicago, IL 60646.
- The real property offered by Borrower as security to Lender is currently subject to the prior lien of the mortgage described below.
- Lender will make such loan to Borrower only on the condition precedent that such mortgage be subordinated to the lien of the mortgage described below to be given by Borrower to Lender.

In consideration of the matters described above, and of the mutual benefits and obligations set forth in this agreement, the parties agree as follows:

### SUBORDINATION OF EXISTING MORTGAGE

The mortgage to be subordinated covers real property described as:

LOT 6 IN BLOCK 2 IN AXEL LONNQUISTS DEVON AVENUE ADDITION A SUBDIVISION OF LOTS 28 AND 31 IN OGDEN SUBDIVISION OF BRONSONS PART OF CALDWELL RESERVE IN SECTION 33, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Pin# 10-33-322-021-0000

Property Address: 6462 N. Nokomis Avenue, Chicago, IL 60646

and made on the 22nd day of June, 2010 between Edward Seitan and Larisa Seitan, [Borrower] and Gold Coast Bank [Subordinator], and filed or recorded on June 28, 2010, as Document No. 1017934014, of the records of the County of Cook, State of Illinois, shall be and the same is now subordinated and made subject and subsequent to the lien of that certain mortgage covering the real property referenced above, dated 1-15-2013, between Eduard Seitan [Borrower] and Gold Coast Bank [Lender], and filed or recorded on the \_\_\_\_\_ day of \_\_\_\_\_, as Document No. 1306046015, of the records of the County of Cook, State of Illinois.

FIDELITY NATIONAL TITLE

52010068 JY2

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The undersigned Subordinator has executed this agreement at 1201 North Clark Street, Suite 204, Chicago, IL 60610, on the date first appearing above.

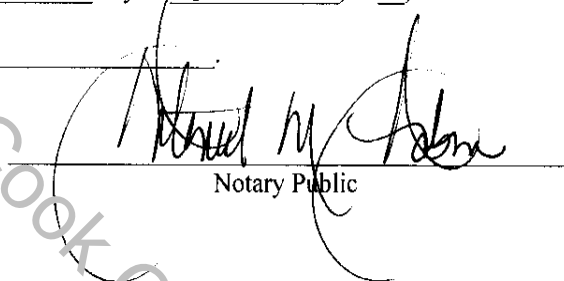
GOLD COAST BANK  
SUBORDINATOR



By: \_\_\_\_\_  
John Morgan  
Its: EVP/CFO

State of Illinois )  
County of Cook ) SS:

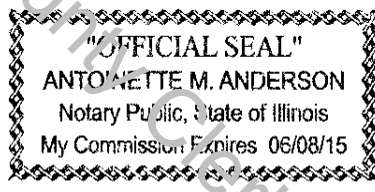
This instrument was acknowledged before me this 11th day of Feb, 2013, for and on behalf of John Morgan

  
\_\_\_\_\_  
Notary Public

My commission expires 6.8.15:

NAME AND ADDRESS OF PREPARER:

Antoinette Marie Anderson  
Gold Coast Bank  
1201 North Clark Street, Suite 204  
Chicago, IL 60610



Property of Cook County Clerk's Office

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## FIDELITY NATIONAL TITLE INSURANCE COMPANY

1776 NAPERVILLE RD. BLDG B #104, WHEATON, ILLINOIS 60189

PHONE: (630) 665-4300  
FAX: (630) 665-9953

ORDER NUMBER: 2011 052010068 UOC  
STREET ADDRESS: 6462 NORTH NOKOMIS AVENUE

CITY: CHICAGO  
TAX NUMBER: 10-33-322-021-0000

COUNTY: COOK

### LEGAL DESCRIPTION:

LOT 6 IN BLOCK 2 IN AXEL LONNQUISTS DEVON AVENUE ADDITION A SUBDIVISION OF LOTS 28 AND 31 IN OGDEN SUBDIVISION OF BRONSONS PART OF CALDWELL RESERVE IN SECTION 33, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS 6462 NORTH NOKOMIS AVENUE, CHICAGO, ILLINOIS 60646; PIN:  
10-33-322-021-0000