

# UNOFFICIAL COPY



Doc#: 1324133201 Fee: \$42.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 08/29/2013 02:56 PM Pg: 1 of 3

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FIRST AMERICAN TITLE  
ORDER # 2445291

## SUBORDINATION AGREEMENT

The undersigned ("Subordinating Party") is the holder of a Mortgage or Deed of Trust, herein known as a "Security Instrument", dated August 16, 2007, in the amount of \$322,700.00 recorded on September 07, 2007 as document/book number 0725008119 in the County of COOK, in the state of Illinois granted by PATRICK JOHN DEVEREAUX AND SHARON DEVEREAUX herein known as "Borrower", granting Subordinating Party a security interest in the following described property ("Property"):

TAX IDENTIFICATION NO.: 01-07-101-012-0000 VOL. 001

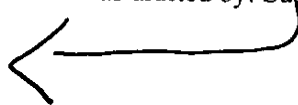
[Legal Description continued on page 3]

WELLS FARGO BANK, N.A., ISAOA, ATIMA, 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 \$334,600.00, 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.  
1200 Warrenville Road  
Naperville, IL 60563

This instrument was drafted by: Susanne Ziebarth



AS RECORDED CONCURRENTLY HERewith

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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 30th day of July, 2013 on behalf of BMO Harris Bank N.A. by its officers:

*Diana J. Reynolds* (Seal)  
Diana J. Reynolds  
Title: Vice President

*Julie M. Westbrook* (Seal)  
Julie M. Westbrook  
Title: Assistant Vice President

State of Wisconsin }  
County of Milwaukee } ss.

This instrument was acknowledged before me on 30th day of July, 2013, 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*  
JANET L. WENTLANDT  
Notary Public, State of Wisconsin

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

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[Legal Description continued from page 1]

COMMENCING AT THE SOUTHWEST CORNER OF SAID NORTHWEST 1/4; THENCE EASTWARD ALONG THE SOUTH LINE OF SAID NORTHWEST 1/4 SOUTH 89 DEGREES, 56 MINUTES, 06 SECONDS, A DISTANCE OF 150.05 FEET TO THE POINT OF BEGINNING; THENCE NORTHWARD ALONG THE EASTERLY LINE OF THE COMMONWEALTH EDISON COMPANY RIGHT OF WAY NORTH 1 DEGREES, 25 MINUTES, 13 SECONDS, WEST A DISTANCE OF 119.00 FEET; THENCE CONTINUING NORTHWARD ALONG THE SAID EASTERLY LINE, NORTH 12 DEGREES, 51 MINUTES, 40 SECONDS, WEST A DISTANCE OF 756.22 FEET TO A POINT ON THE WEST LINE OF THE SAID NORTHWEST 1/4 OF SECTION 7; THENCE NORTHWARD ALONG THE SAID WEST LINE NORTH 1 DEGREES, 25 MINUTES, 13 SECONDS, A DISTANCE OF 30.72 FEET; THENCE SOUTH 54 DEGREES, 27 MINUTES, 26 SECONDS, EAST A DISTANCE OF 438.66 FEET; THENCE SOUTH 3 DEGREES 39 MINUTES 26 SECONDS EAST A DISTANCE OF 699.51 FEET TO A POINT ON THE SAID SOUTH LINE OF THE NORTHWEST 1/4 OF SECTION 7, THENCE WESTWARD ALONG THE SAID SOUTH LINE NORTH 89 DEGREES, 56 MINUTES, 06 SECONDS, WEST A DISTANCE OF 268.36 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.