

UNOFFICIAL COPY

Doc#: 1324757050 fee: \$52.00  
Date: 09/04/2013 09:29 AM Pg: 1 of 3  
Cook County Recorder of Deeds  
\*RHSP:\$9.00 RPRF:\$1.00 FEES Applied

**MORTGAGE SUBORDINATION AGREEMENT**

1305179IL

By Corporation or Partnership

**Account Number:** 0511

**Date:** July 11, 2013

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

**Legal Description:** See Attached Legal

**P.I.N. #**14-30-106-067-0

**Property Address:** 2036 W Barn Ave, Chicago, IL 60618

This Agreement is made July 11, 2013, by and between U.S. Bank National Association as successor by merger with 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 November 24, 2008, granted by David Smat and Tina Smat, husband and wife, joint tenancy ("Borrower"), and recorded in the office of the County Recorder, Cook County, Illinois, on December 3, 2008, as Book \_\_\_\_\_ Page \_\_\_\_\_ Document No. 0833833103, encumbering the real property described therein (collectively, the "Property"). Refinancer is the mortgagee under a mortgage (the "Senior Mortgage") dated August 9, 2013, granted by the Borrower, and recorded in the same office on August 26, 2013, as 1323857453, 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 \$935,000.00, 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.

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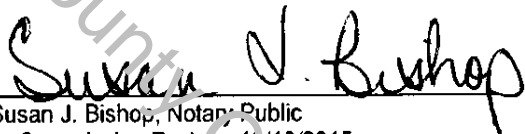
IN WITNESS THEREOF, this Subordination Agreement is executed on the day and year first above stated.

U.S. Bank National Association  
as successor by merger with U.S. Bank National Association ND

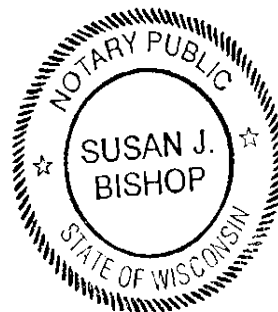
  
By: Steven Barnes, Vice President

STATE OF Wisconsin )  
COUNTY OF Winnebago )

The foregoing instrument was acknowledged before me July 11, 2013, by Steven Barnes, Vice President, of U.S. Bank National Association as successor by merger with 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: Chelsie Rae Smidl



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**STREET ADDRESS:** 2036 WEST BARRY AVENUE  
**CITY:** CHICAGO                      **COUNTY:** COOK  
**TAX NUMBER:** 14-30-106-067-0000

**LEGAL DESCRIPTION:**

LOT 62 (EXCEPT THE WEST 20.11 FEET OF 62) AND THE WEST 16.48 FEET OF LOT 63 IN OWNERS SUBDIVISION OF PART OF THE EAST 1/2 OF LOT 17 OF SNOW'S ESTATE SUBDIVISION IN SECTION 30, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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