

UNOFFICIAL COPY

Doc#: 1523608008 Fee: \$74.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/24/2015 08:50 AM Pg: 1 of 3

SUBORDINATION AGREEMENT

THIS AGREEMENT made this 6th day of NOVEMBER, 2014, in favor of WELLS FARGO HOME MORTGAGE CORPORATION, it's successors and/or assigns, with an office at 1100 CORPORATE CENTER DRIVE, BLDG B, 2ND FLOOR, RALEIGH, NC 27607-5066, ("Lender") by KeyBank National Association, having a place of business at 4910 Tiedeman Rd, Brooklyn, OH 44144. (Subordinate Lender")

WITNESSETH:

WHEREAS, Subordinate Lender is the owner and holder of the following Mortgage/Deed of Trust covering the property located at 110 S. OAK AVE., HILLSIDE, IL 60162, and as more fully described therein ("Mortgaged Property"), and of the note or bond which said Mortgage/Deed of Trust secures ("Subordinate Lender Note"):

- a) Mortgage/Deed of Trust dated 07/13/04, made by ROBERT JOHNSON III AND GLORIA D. JOHNSON to KeyBank USA, NA N/K/A KeyBank National Association, to secure the sum of \$26,440.50 recorded on Real Property in the COOK Recorder/Clerk's Office in IL Book/Liber/Instrument 0422412209 Page N/A. ("Subordinate Lender Mortgage").

WHEREAS, on condition that the Subordinate Lender Mortgage/Deed of Trust be subordinated in the manner hereinafter appearing, Lender has or is about to accept a Mortgage/Deed of Trust covering the Mortgaged Property, made by ROBERT JOHNSON III ("Borrower") to Lender to secure an amount not to exceed (\$78,155.00) and interest, said Mortgage/Deed of Trust being hereinafter collectively referred to as the "Lender Mortgage/Deed of Trust".

NOW, THEREFORE, in consideration of One Dollar (\$1.00) and other good and valuable consideration and to induce Lender to accept the Lender Mortgage/Deed of Trust the receipt and sufficiency of said consideration being hereby acknowledged, Subordinate Lender does hereby covenant, consent and agree with Lender as follows:

The Subordinate Lender Mortgage/Deed of Trust shall be and is hereby made subject and subordinate in lien to the lien of the Lender Mortgage/Deed of Trust in the principal amount not to exceed \$78,155.00 and interest together with any and all advances heretofore or hereinafter made under and pursuant to the Lender Mortgage/Deed of Trust and together with any and all renewals or extensions of the Lender Mortgage/Deed of Trust or the note secured thereby, ("Lender Note").

THIS AGREEMENT may not be changed or terminated orally and shall be binding upon and inure to the benefit of the respective heirs, legal representatives, successors and assigns, of the parties hereto.

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IN WITNESS WHEREOF, Subordinate Lender hereto has duly executed this agreement the day and year first above written.

KeyBank National Association

Jeffrey P. Kendro
Jeffrey P. Kendro, AVP

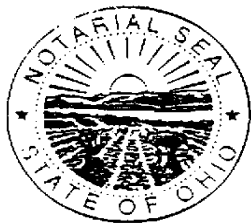
Cathy Boston
Cathy Boston, Witness

Darbey A. Schultz
Darbey A. Schultz, Notary

STATE OF OHIO
COUNTY OF STARK

Before me, a Notary Public in and for the said County and State, personally appeared Jeffrey P. Kendro, AVP of KeyBank National Association, the corporation which executed the foregoing instrument who acknowledged that he/she did sign the foregoing instrument for and on behalf of said corporation, being thereunto duly authorized, and that the same is the free act and deed individually and as such officer(s) and free act of deed of said corporation.

IN TESTIMONY WHEREOF, I have hereunto set my hand and official seal at Canton, Ohio, this the 6th day of NOVEMBER, 2014.



DARBHEY A. SCHULTZ
Notary Public, State of Ohio
My Commission Expires
October 19, 2018

Darbey A. Schultz
Notary Public

My commission expires:

10-19-2018

THIS INSTRUMENT PREPARED BY: KeyBank National Association

When Recorded Mail to:

KeyBank National Association
PO Box 6899
Cleveland, OH 44101

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BORROWER(S): Robert Johnson III and Gloria D Johnson

EXHIBIT A

PROPERTY DESCRIPTION

LOT 13 IN BLOCK 2 IN BOEGER'S SUBDIVISION OF THAT PART OF THE NORTH WEST 1/4 OF THE SOUTH EAST 1/4 LYING NORTH OF THE RIGHT OF WAY OF THE CHICAGO MADISON AND NORTHERN RAILROAD COMPANY (EXCEPT THE EAST 5 CHAINS OF THE NORTH 10 CHAINS AND EXCEPT THE WEST 166.5 FEET THEREOF) OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. SUBJECT TO BUILDING, BUILDING LINE AND USE OR OCCUPANCY RESTRICTIONS, CONDITIONS AND COVENANTS OF RECORD; ZONING LAWS AND ORDINANCES; PUBLIC AND UTILITY EASEMENTS.

Office of Cook County Clerk's Office