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Doc#: 1609547225 Fee: \$44.00 RHSP Fee: \$9.00 RPRF Fee: \$1.00

Karen A. Yarbrough

Cook County Recorder of Deeds
Date: 04/04/2016 01:42 PM Pg: 1 of 4



16BAR 37599

SUBORDINATION AGREEMENT

WHEREAS, the <u>Blueleaf Lending</u>, <u>LLC</u>, (hereinafter called the "Subordinate Lender"), is the owner and holder of the following instrument executed by <u>Padraic F Stanton and Dawn Stanton</u> (hereinafter called the "Borrower"), of the County of Cook and State of Illinois.

Title of Instrument Date of

Instrument 11-14-13 Date Filed 11-19-13 Office Filed

Document No. 1332322041

Mortgage 11-14-13

Recorder of Deeds

AND, Blueleaf Lending, LLC (hereinafter cailed the "Lender"), has agreed to loan \$409,000.00 to the above named parties for the following purposes:

To allow Lender to finance Borrower's first mortgage loan, and to allow Lender to obtain a first lien priority in the real estate properly described below.

THEREFORE, in consideration of the Lender's agreement to make such loan to Borrower, the Subordinate Lender hereby (1) consents for the Borrower to obtain said loan from the Lender for such purposes, and (2) agree: to and hereby SUBORDINATES in favor of the Lender, and his/her successors and assigns, its lien or security interest created or evidenced by the described property therein.

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF COOK, STATE OF ILLINOIS, AND IS DESCRIBED AS FOLLOWS: LOT 21 (EXCEPT THE SOUTH 7 FEET THEREOF) AND THE SOUTH 19 FEET OF LOT 22 IN VALENTI'S SAUGANASH ESTATES RESUBDIVISION, BEING A SUBDIVISION OF PART OF LOTS 1 AND 5 IN THE ASSESSOR'S SUBDIVISION OF THE NORTHWEST ¼ OF SECTION 3, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

Property known as: 6308 NORTH KIRKWOOD AVENUE, CHICAGO IL 60646 Property Identification Number: 13-03-132-035-0000

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NOW THEREFORE, this subordination is limited to the amount actually loaned by the Lender to the Borrower for the foregoing purposes, and also the amount actually advanced for the foreclosure costs and other advances made to protect the Lender's security interest in the above-described property.

IN TESTIMONY WHEREOF, the above named corporation hath hereunto caused its corporate seal to be signed and attested by its Officers, dated this 4th day of MARCH 2016.

ACKNOWLEDGEMENT

State of Illinois SS)

County of Stephenson

I, the undersigned notary, in and for said County, in the State aforesaid, DO HEREBY CERTIFY, that LIZZIE WALES & LARRY FEINER, personally known to me to be Officers of the corporation whose name is Blueleaf Lending, LLC, whose names are subscribed to the foregoing instrument, appeared before me this day in person, and severally acknowledged that as such Officers, they signed and delivered the said instrument of writing as Officers of said Corporation, pursuant to the authority given by the Board of Directors of said Corporation, as their free and voluntary act, and as the free and voluntary act of said Corporation, for the uses and purposes therein set icrus.

Given under my hand and Notarial seal this 4th day of MARCH 2016.

"OFFICIAL SEAL" REBECCA THIEL Notary Public, State of Illinois My Commission Expires 7-2-17

Notary Public

Blueleaf Lending, LLC, 112 SOUTH SANGAMON STREET SECOND FLOOR CHICAGO IL 60607

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Loan No: 0216021102

Borrower: PADRAIC F STANTON

Data ID: 458

LEGAL DESCRIPTION

Provide legal description here. Attach to the document to be recorded and file as one men.

Cook County Clerk's Office instrument.

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EXHIBIT A

LEGAL DESCRIPTION

LOT 21 (EXCEPT THE SOUTH 7 FEET THEREOF) AND THE SOUTH 19 FEET OF LOT 22 IN VALENTI'S SAUGANASH ESTATES RESUBDIVISION, BEING A SUBDIVISION OF PART OF LOTS 1 AND 5 IN THE ASSESSOR'S SUBDIVISION OF THE NORTHWEST 1/4 OF SECTION 3, TOWNSHIP 40 NORTH, RANGE 13, OR INFORMATIONAL

Common Address: 63/98 North K.
PIN# 13-03-132-035-0006 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.