

# UNOFFICIAL COPY

**RECORDING REQUESTED BY:**

Title365 Company

Doc#: 1632655279 Fee: \$54.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 11/21/2016 01:34 PM Pg: 1 of 4

**WHEN RECORDED MAIL TO:**

Title365  
345 Rouser Road, Suite 300  
Coraopolis, PA 15108

SPACE ABOVE THIS LINE FOR RECORDER'S USE

**SUBORDINATION AGREEMENT**

Property of Cook County Clerk's Office

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Prepared By/Return to: Matthew Fanelle  
 Freedom Mortgage Corporation  
 907 Pleasant Valley Ave Suite 3  
 Mount Laurel NJ 08054

## SUBORDINATION/POSTPONEMENT OF MORTGAGE

NOTICE THIS POSTPONEMENT/SUBORDINATION AGREEMENT RESULTS IN YOUR SECURITY INTEREST IN THE PROPERTY BECOMING SUBJECT TO AND OF LOWER PRIORITY THAN THE LIEN OF SOME OTHER OR LATER SECURITY INSTRUMENT

THIS AGREEMENT is made this 8th day of November, 2016  
 By **Brendan Financial Inc. An Illinois Corporation** (hereinafter "Lien-holder AND FREEDOM MORTGAGE CORPORATION, a New Jersey corporation (hereinafter "Lender") whose address is 907 Pleasant Valley Avenue, Suite 3, Mount Laurel, New Jersey 08054

### RECITALS

1. Lien-holder now owns or holds an interest as Mortgagee of a certain mortgage made **Brendan Financial Inc. An Illinois Corporation, Dated 03/18/2016** and recorded **03/25/2016** in the office of the LAND RECORDS in and for the **County of Cook State of Illinois** at Instrument # **1608546187** in the original amount of \$ **102,696.50** and is now showing as a lien on certain premises with a property address:

**125 West 97<sup>th</sup> Place Chicago, Illinois 60643**

which premises are more fully described in **Exhibit A** attached hereto and incorporated herein by reference ("Property");

2 **Terry and Tycee Harris** ("Owner(s)") are/is the present owner(s) of the Property and are/is about to execute a Mortgage/Deed of Trust and Note not to exceed the sum of \$ **155,469.00** in favor of Lender. *recorded 11-17-16 in Document No. 1632257055*

3. Lender is willing to make such loan to Owner provided that Lender obtains a first lien on the Property and Lien-holder agrees to unconditionally subordinate its lien to the lien in favor of Lender in the manner hereinafter described.

NOW THEREFORE, in consideration of the sum of One Dollar (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged by First Lien-holder, and to induce Lender to make a loan to Owner, Lien-holder **Brendan Financial Inc. An Illinois Corporation** hereby agrees with Lender, **FREEDOM MORTGAGE CORPORATION**, that the mortgage/deed of trust securing the note in favor of Lender, **FREEDOM MORTGAGE CORPORATION**, and any renewals, extensions or modifications of it, will be and shall remain a lien on the Property prior and superior to the lien in favor of Lien-holder **Brendan Financial Inc. An Illinois Corporation** in the same manner as if Lender's mortgage/deed of trust had been executed and recorded prior in time to the execution and recordation of Lien-holder's lien. Lien-holder **Brendan Financial Inc. An Illinois Corporation**. Further agrees that:

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2. This Agreement is made under the laws of the State in which the Property is located. It cannot be waived, changed or terminated, except by a written document signed by both parties. This Agreement shall be binding upon Lien-holder and the heirs/representatives, successors and assigns of Lien-holder, and shall inure to the benefit of and shall be enforceable by Lender and its successors and assigns; Lien-holder waives notice of Lender's acceptance of this Agreement.

IN WITNESS THEREOF, the undersigned has caused this instrument to be executed the day and year first above written.

Witness

Lien Holder:

**Brendan Financial Inc**

BY:

*[Handwritten signature]*

Name:

*[Handwritten signature]*  
*[Handwritten: President]*  
*[Handwritten: 6/21/2016]*

### ACKNOWLEDGEMENT

STATE OF  
COUNTY OF

On this 21 day of June, 2016, before me, the undersigned, a Notary Public in and for said county, personally appeared to me personally known or satisfactorily proven by production of the following identification:

ID and who being duly sworn, did say that he/she is the President of **Brendan Financial Inc** the entity whose name appears on the foregoing instrument and that he/she is so authorized and did execute said instrument as on behalf of said entity as a voluntary act for the purposes heretofore mentioned.

WITNESS my hand and notarial seal the day and year last above written

*[Handwritten signature: Donna J Dibruto]*  
NOTARY PUBLIC



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## EXHIBIT A

### LEGAL DESCRIPTION OF THE PROPERTY

LOT 2 (EXCEPT THE WEST 9 FEET) AND THE WEST 17 FEET OF LOT 3 IN BLOCK 10 IN THE SUBDIVISION OF THE WEST 1 / 2 OF BLOCK 2 AND ALL OF BLOCKS 3 , 6 , 7 , AND 10 IN HILLIARD AND DOBBIN' S RESUBDIVISION OF THAT PART OF BLOCKS 1 AND 2 OF THE FIRST ADDITION TO WASHINGTON HEIGHTS LYING NORTH OF RIGHT-OF-WAY OF WASHINGTON BRANCH RAILROAD IN THE EAST 1 / 2 OF THE NORTHWEST 1 / 4 OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 14 , AND THE NORTHWEST 1 / 4 OF SECTION 8 , TOWNSHIP 37 NORTH, RANGE 14 , LYING EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS .

**PROPERTY IDENTIFICATION NO.: 25081130020000**

**PROPERTY ADDRESS: 1255 W. 97<sup>TH</sup> PLACE, CHICAGO, ILLINOIS**

Property of Cook County Clerk's Office