

# UNOFFICIAL COPY

Doc#: 1723349094 Fee: \$54.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 08/21/2017 09:43 AM Pg: 1 of 4

When recorded, please return to:

Linear Title & Closing

127 John Clarke Road

Middletown, RI 02842

Subordination Agreement

Property of Cook County Clerk's Office

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**RECORDATION REQUESTED BY:**

Citizens Bank, N.A.  
1 Citizens Dr  
Riverside, RI 02915

**WHEN RECORDED MAIL TO:**

Citizens Bank, N.A.  
Attn: Loan Servicing ROP12K  
One Citizens Drive  
Riverside, RI 02915

**THIS INSTRUMENT PREPARED BY:**

Debra N Caruso  
Citizens Bank, N.A.  
Attn: Loan Servicing ROP12K  
One Citizens Drive  
Riverside, RI 02915

83587621-02

**SUBORDINATION OF MORTGAGE**

**THIS AGREEMENT** made this 24th day of October, 2016

**BETWEEN:**

Citizens Bank, N.A.  
1 Citizens Dr  
Riverside, RI 02915  
("Original Lender")

and

American Financial Resources, Inc.

9 Sylvan Way  
Parsippany NJ 07054  
("New Lender")

In consideration of One Dollar (\$1.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, Original Lender, being the mortgagee under the following mortgage ("Subordinate Mortgage"):

Mortgage dated April 20, 2007, made by Frank J Sagmeister and Sara L Sagmeister to Citizens Bank, N.A., f/k/a RBS Citizens, N.A., f/k/a Citizens Bank, N.A., s/b/m to Charter One Bank, N.A. in the principal amount of One Hundred Thousand Dollars, (\$100,000.00) and

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recorded May 10, 2007 in Book 0713015001, and as Instrument No. 0713015001 in the Office of the Cook County Recorder of Deeds creating a mortgage on certain land and premises described in [EXHIBIT A] attached hereto and made a part hereof and commonly known 1112 Austin Avenue, Park Ridge, Illinois 60068 (the "Property").

does hereby waive and subordinate in all respects the priority and operation of the Subordinate Mortgage upon the therein described premises to the following described mortgage ("New Mortgage"):


Mortgage to be executed by Frank J Sagmeister and Sara L Sagmeister as borrower(s), to American Financial Resources, Inc. as Lender, securing a total indebtedness not to exceed Two Hundred Forty Five Thousand Dollars, (\$245,000.00), upon the above described property so that the lien of the Subordinate Mortgage be taken as junior and inferior to the lien of the New Mortgage without otherwise affecting the lien of the Subordinate Mortgage.

This Agreement shall be governed by and construed in accordance with the laws of the State of Illinois applicable to contracts made and to be performed in said State, shall not be modified, amended or terminated orally, and shall be binding upon and inure to the benefit of the parties hereto and their respective successors, designees and assigns.

**IN WITNESS WHEREOF**, Citizens Bank, N.A. has hereunto caused this Subordination to be executed as of the date set forth above.

**SIGNED IN THE PRESENCE OF:**

**CITIZENS BANK, N.A.**

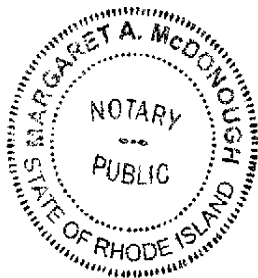
  
\_\_\_\_\_  
Debra N Caruso

**By:**   
\_\_\_\_\_  
William Langevin, Bank Officer

STATE OF RHODE ISLAND

COUNTY OF PROVIDENCE

In East Providence, on this 24th day of October, 2016 before me personally appeared William Langevin, the Bank Officer of Citizens Bank, N.A., a national banking association, to me known and known by me to be the party executing the foregoing instrument on behalf of said bank, and acknowledged said instrument and the execution thereof to be his/her free act and deed in said capacity and the free act and deed of said bank.



\_\_\_\_\_  
Margaret A McDonough, Notary Public  
My Commission Expires: November 27, 2016

[SEAL]

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## LEGAL DESCRIPTION

### EXHIBIT "A"

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF COOK, CITY OF PARK RIDGE, STATE OF ILLINOIS, AND IS DESCRIBED AS FOLLOWS:

THE SOUTH 8 FEET OF VACATED ALLEY NORTH OF AND ADJOINING, LOT 19, IN BLOCK 2 IN GEORGE GAUNTLETT'S COUNTY CLUB ADDITION TO PARK RIDGE, IN THE NORTH HALF OF SECTION 26, TOWNSHIP 41 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL ID #09-26-104-019-0000

THIS BEING THE SAME PROPERTY CONVEYED TO FRANK SAGMEISTER AND SARA SAGMEISTER, AS HUSBAND AND WIFE, NOT AS JOINT TENANTS, NOR AS TENANTS IN COMMON, BUT AS TENANTS BY THE ENTIRETY FROM JOHN J. MURRAY, SUCCESSOR TRUSTEE, AS TRUSTEE UNDER TRUST AGREEMENT DATED 21ST DAY OF JULY 1994, AND KNOWN AS TRUST OF THE LORRAINE A. MURRAY TRUST IN A DEED DATED MAY 31, 2002 AND RECORDED AUGUST 16, 2002 AS INSTRUMENT NO. 0020903225.

Property Commonly Known As: 1112 Ausin Avenue Park Ridge, IL 60068



\*U06150529\*

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NOTE: This Commitment is of no force and effect unless Commitment cover, Schedules A, B-Section 1 and B-Section 2 are attached.