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Prepared By:

When Recorded Mail to:

Guaranty Bank, a division of First Citizens Bank
Attn: Doc Control Dept.
4000 W Brown Deer Rd.
Brown Deer, WI 53209

Doc#: 1822249051 Fee: \$52.00

Karen A. Yarbrough

Cook County Recorder of Deeds

Date: 08/10/2018 11:13 AM Pg: 1 of 3

Record and Return To:
ServiceLink
1355 Cherrington Parkway
Moon Township, PA 15108
23972063

STATE OF ILLINOIS)

COUNTY OF COOK)

SUBORDINATION AGREEMENT

(Subordinating First Citizens Bank Mortgage to Lien of Another Lender)

This Subordination Agreement is made and entered into as of the 1st day of June, 2018, by First-Citizens Bank & Trust Company, a North Carolina banking corporation ("First Citizens") successor in interest to GB Home Equity, LLC, a Wisconsin Limited Liability Company to and for the benefit of Natacha Dieudonne (the "Borrower," whether one or more) and Ditech Financial, LLC ("Lender").

First Citizens is the present owner and holder of one or more notes, the repayment of which is secured by that mortgage dated May 11, 2007 as mortgagor(s) to First Citizens as mortgagee, for \$27,000.00 and duly recorded on May 30, 2007 as Document # 0715002406 in the official records of Cook County, State of Illinois (the "First Citizens Mortgage").

Borrower is entering into or has entered into a new loan transaction with Lender for a new loan in an original principal amount not to exceed \$184,000.00 (the "New Loan"). The New Loan is or is to be secured by a mortgage (the "New Mortgage") upon the property described below, which property is presently encumbered by the lien of the First Citizens Mortgage. First Citizens has agreed to subordinate its lien on the property described below according to the terms of this Subordination Agreement. * Mortgage Recorded 7/12/2018

Doc # 1819355005

Now, therefore, in consideration of the sum of Ten Dollars and other good and valuable consideration, the receipt of which is hereby acknowledged, First Citizens agrees, covenants and declares for the benefit of the Borrower and Lender as follows:

1. The property which is the subject of this Subordination Agreement (the "Property") is:

☐ All of that property described in the First Citizens Mortgage.

2410 FLOURNOY STREET UNIT 4, CHICAGO, IL 60612

Tax Identification Number: 16-13-403-051-1004

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SEE ATTACHED LEGAL DESCRIPTION

- ☐ Has been duly recorded in the official records of Cook County, Illinois as Document No. _____.
2. With respect only to the Property identified in Paragraph 1 of this Subordination Agreement, the lien of the First Citizens
3. This instrument is intended solely to subordinate the lien of the First Citizens Mortgage upon the Property identified in Paragraph 1 to the lien of the New Mortgage in order to accommodate the Borrower's desire to enter into the New Loan transaction, and First Citizens acknowledges that the Lender identified above will rely upon this instrument. This instrument is not a subordination of debt. Except as expressly provided herein, the First Citizens Mortgage and all other loan documents shall remain in full force and effect in accordance with their original tenor.

IN WITNESS WHEREOF, First-Citizens Bank & Trust Company has caused this instrument to be signed in its name by a person or persons duly authorized all as of the date of this instrument.

FIRST-CITIZENS BANK & TRUST COMPANY

By: _____

Print Name: **Renee Kroll**

Title: **Vice President**

STATE OF **Wisconsin**

COUNTY OF **Milwaukee**

Kathy Liberto

Witness – Kathy Liberto

G Sharapova

Witness – Galina Sharapova

This instrument was acknowledged before me on **June 1st, 2018**, by **Renee Kroll**, Vice President of First-Citizens Bank & Trust Company, a North Carolina banking corporation.

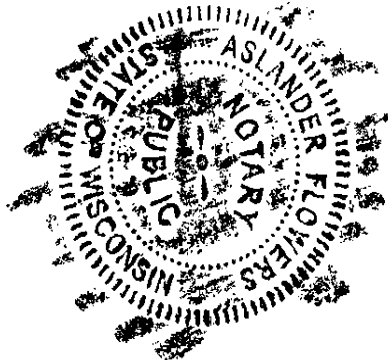
(SEAL)

Aslander Flowers

Signature of Notary Public

Aslander Flowers

Comm Exp: 01/04/2019



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EXHIBIT A

LEGAL DESCRIPTION

Legal Description: Parcel 1:

Unit 4 in the 2410 West Flournoy Condominium as delineated on a survey of the following described real estate:
The West 27.00 feet of Lots 6, 7, 8, 9, and 10 in Spefford and Fox Subdivision of the Northeast 1/4 of the Northeast 1/4 of the Southeast 1/4 of Section 13, Township 39 North, Range 13, East of the Third Principal Meridian, which survey is attached to the Declaration of Condominium recorded as Document Number 0010719606 together with its undivided percentage interest in the common elements in Cook County, Illinois.

Parcel 2:

Easement for passage, repassage and parking of automobiles to and from the premises conveyed and over and upon the Northern 47.50 feet of the following tract:

Lot 6 (except the North 2 inches of the East 23 feet thereof) and all of Lots 7, 8, 9, and 10 in Spefford and Fox Subdivision of the Northeast 1/4 of the Northeast 1/4 of the Southeast 1/4 of Section 13, Township 39 North, Range 13, East of the Third Principal Meridian, (except that part of said lots lying East of a line 50 feet West of and parallel with the East line of said Section 13 aforesaid conveyed to the City of Chicago by Quit Claim Deed dated August 11, 1930 and recorded October 21, 1930 as Document Number 10773512) in Cook County, Illinois.

Parcel 3:

The exclusive right to use Parking Space P-4, a limited common element as delineated on the survey attached to the Declaration aforesaid recorded as Document Number 0010719606.

Permanent Index #s: 16-13-403-051-1004 Vol. 0559 and 16-13-403-051-1004

Property Address: 2410 West Flournoy Street, Unit 4, Chicago, Illinois 60612