

# UNOFFICIAL COPY

Doc#: 2026115202 Fee: \$98.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 09/17/2020 01:33 PM Pg: 1 of 3

**After Recording Return to:**

Amrock  
662 Woodward Avenue  
Detroit, MI 48226

**Instrument Prepared By:**

Kimberly Vereb, Esq.  
1174 Red Dunes Run  
Avon, IN 46123  
IL Bar ID No. 6244816

**Mail Tax Statements To:**

Jo Etta Smith  
17857 Vista Drive  
Country Club Hills, IL 60478

**Tax Parcel ID Number:**

28-33-405-017-1058

**Order Number:**

67406715

67406715-5840229

STATE OF Colorado )

COUNTY OF Douglas ) ss.

## SUBORDINATION AGREEMENT

MIN: 1000157-0007798820-8  
MERS Phone No.: (888) 679-MERS

This Subordination Agreement is made and entered into this 7 day of May, 2020 by and between **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., acting solely as nominee for COUNTRYWIDE HOME LOANS, INC., its successors and assigns**, with an address of P.O. Box 2026, Flint MI 48501-2026, (hereinafter referred to as "Lender"), **PENNYMAC LOAN SERVICES, LLC**, with an address of 3043 Townsgate Road, Suite 200, Westlake Village, CA 91361, and **JO ETTA SMITH**, with an address of 17857 Vista Drive, Country Club Hills, IL 60478 (hereinafter referred to as "Borrower").

WITNESSETH:

WHEREAS, Lender heretofore loaned money to Borrower, and took from said Borrower a note secured by a Mortgage upon certain real estate located at 17857 Vista Drive, Country Club Hills, IL 60478, in the amount of \$31,000.00, dated April 24, 2007 and recorded August 21, 2007, as Instrument Number 0723315041, between Borrower and Lender, in the Cook County Recorder of Deeds;

WHEREAS, Borrower desires to borrow money from PENNYMAC LOAN SERVICES, LLC, and will secure said indebtedness to PENNYMAC LOAN SERVICES, LLC, by means of a Mortgage in an amount **not to exceed \$92,836.00**; and

WHEREAS, PENNYMAC LOAN SERVICES, LLC, as a condition of its loan, insists that the existing Mortgage in favor of Lender, in the amount of \$31,000.00, dated April 24, 2007 and recorded August 21, 2007, as Instrument Number 0723315041, in the Cook County Recorder of Deeds, be subordinated to the lien of said Mortgage in favor of PENNYMAC LOAN SERVICES, LLC; and

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WHEREAS, Lender has agreed to such subordination.

NOW, THEREFORE, Lender, in consideration of the sum of One Dollar and 00/100 (\$1.00) to it in hand does hereby contract and agrees with Borrower that the Mortgage for the benefit of PENNYMAC LOAN SERVICES, LLC, in an amount **not to exceed \$92,836.00** shall be a lien upon the land described therein superior to the Mortgage now held by Lender in the amount of \$31,000.00, dated April 24, 2007 and recorded August 21, 2007, as Instrument Number 0723315041, in the Cook County Recorder of Deeds, and to carry out said purpose, the Lender does hereby release, remise and quitclaim its title to and lien upon said real estate to the extent, but only to the extent that the Mortgage now held by Lender shall be subordinate to the Mortgage issued for the benefit of PENNYMAC LOAN SERVICES, LLC; and

It is expressly understood and agreed that except for such subordination the Mortgage now held by Lender, in the amount of \$31,000.00, dated April 24, 2007 and recorded August 21, 2007, as Instrument Number 0723315041, in the Cook County Recorder of Deeds, shall remain in full force and effect. The real estate herein above referenced being more particularly described as:

The following described property:

LOT 216 – UNIT 17857 IN FAWN RIDGE CONDOMINIUMS AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: CERTAIN LOTS IN WOODLAND HILLS UNIT NO. 1, BEING A SUBDIVISION OF PART OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 AND THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 33, TOWNSHIP 36 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 95336974 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Property Address: 17857 Vista Drive, Country Club Hills, IL 60478

Assessor's Parcel Number: 28-33-405-017-1058

In all references herein to any parties, persons, entities or corporations, the use of any particular gender or the plural or singular number is intended to include the appropriate gender or number as the text of the within instrument may require.

"MERS" is Mortgage Electronic Registration Systems, Inc. MERS is a separate corporation that is acting solely as a nominee for Lender and Lender's Successors and assigns. MERS is organized and existing under the law of Delaware, and has a mailing address of P.O. Box 2026, Flint MI 48501-2026, and/or a street address of 1901 E. Voorhees Street, Suite C, Danville, IL 61834. The MERS telephone number is (888) 679-MERS. FOR PURPOSES OF RECORDING THIS DOCUMENT MORTGAGE, MERS IS THE MORTGAGEE OF RECORD.

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IN TESTIMONY WHEREOF, WITNESS the signature of the Lender on the date first written above.

**MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.,**  
acting solely as nominee for **COUNTRYWIDE HOME LOANS, INC.,**  
its successors and assigns

By: Steven Black Ross  
Its: Assistant Secretary

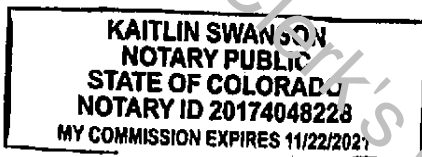
**MAY 07 2020**

STATE OF Colorado )  
  )    ss.  
COUNTY OF Douglas     )

I, Kaitlin Swanson, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY that Steven Black Ross as Asst Secretary of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., acting solely as nominee for COUNTRYWIDE HOME LOANS, INC.** its successors and assigns, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand official seal this 7 day of July 2020.

Kaitlin Swanson  
Notary Public  
My Commission Expires: 11-22-2021



Property of Douglas County Clerk's Office