OPY 30x 260 910 UNOFFICIA

SUBORDINATION AGREEMENT

This Subordination Agreement is made effective August 10, 1994, by American Modwest Bank and Trust ("Mortgagee"), and Gary Wheaton Bank of Downers Grove, as Trustee, lunder Fust Agreement dated March 1, 1989 and known as Trust No. 181-88 ("Mortgagor").

RECITALS

Mortgagge is the owner and holder of a certain note, which note is secured by a certain mortgage made by Mortgagor to Mortgagee. This mortgage is dated November 12, 1991, and was recorded on November 25, 1991 as Document 91617416 in the office of the Recorder of Deeds, DuPage County, Illinois. The original amount of the mortgage was \$360,000.00. The mort age conveys the following real estate ("Premises"):

See Exhibit "A" attached hereto and made a part hereof

Local Address: 2755 W. Lake Street, Melrose Park, Illinois

15-04-474 032 P.I.N.: 15-04-404-020

> 15-04-404-021 15-04-404-063

15-04-404-022

Lender is about to make a mortgage loan in the maximum principal amount of \$397,000.00 on the note of Mortgagor, which loan will be secured by a mortgage conveying the Premises. Lender requires that the mortgage held by Mortgagee be subordinated to the mortgage about to be given to Lender by before agernature

AGREEMENTS

Lender represents and warrants to Mortgagee that the provisions of the loan that Lender is about to make to Mortgagor are as follows. The maximum principal amount of the loan will be \$397,000,00. Interest shall accrue at a rate of nine percent (9.0%) per year. Principal and interest will be payable in equal monthly installments of \$3,571.92 each. The term of the loan will be three (3) years. The loan will be disbursed, and Lender's

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mortgage recorded prior to September 1, 1994. Mortgagee hereby approves these provisions of the loan.

- 2. Mortgagee hereby covenants, consents and agrees with Lender that the mortgage held by Mortgagee and described in Paragraph "A" above is and shall be subject and subordinate in lien to the lien of the mortgage securing the loan about to be made by Lender to Mortgagor as described in Paragraph "1." above.
- 3. Morgagee's agreement hereunder to subordinate its mortgage lien shall be null and void in the event that the provisions of the loan made by Lender to Mortgagor differ in any respect from the provisions set forth in Paragraph "1" above.
- 4. This Subordination Agreement shall be binding upon, and inure to the benefit of the respective heirs, legaless, legal representatives, assigns and other successors of the parties.

Prepared by: FREEDMAN ANSELMO & LINDBERG 1807 W. Diehl Rd., #200 Naperville, IL 60563 (708) 983-0770 / Fax (708) 983-1487 Return to: FREEDMAN ANSELMO & LINDBERG 1807 W. Diehl Rd., #200 Naperville, IL 60563

LENDER

IST NATIONAL BANK OF WHEATON

Dv

STATE OF ILLINOIS

) SS

COUNTY OF DuPAGE)

The foregoing instrument was acknowledged before me this $\frac{18^{14}}{12}$ day of

OFFICIAL SEAL DENISE R. LAFORTE NOTARY PUBLIC, STATE OF ILLINOIS MY COMMISSION EXPIRES 8-17-97 Notary Public

34770626

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MORTGAGEE

AMERICANMIDWEST BANK AND TRUST

STATE OF ILLINOIS) SS COUNTY OF DuPAGE)	Attest: Jordan V Caulson "OFFICIAL SEAL" EILEEN M. JASTRZEBSKI Notary Public, State of Illinois My Commission Expires 1/27/97
by Dominic F. Pantano	before me this 16day of August 1994, _, title: Vice President , _, title: Vice President
Control by the Control of China is the Successor The difference to The Control of the difference BS The di	Rise his expected by the undersigned fand Trustell, not personally but solely are frustee in the exercise of the power and sufficiely conferred upon and vested in it as such the kills expressly understood and operating as the wind total indemnities expressed upons, covered and any creats notice of a part of the modern total ears operated by its obey increase.
5 SUCCESSOR TO TREST CHICAGO TRUST COMPANY OF BLINOIS.	TGASC Trust further assenting a class to proceed the process of the control of a samuely of the destroy of the assented of the action of the control of the
STATE OF ILLINOIS)) SS COUNTY OF DuPAGE)	Here music of the
The foregoing instrument was acknowledged by the state of American National Bank and Trust Company of Chic	, title: Our officei
"OFFICIAL SEAL" LYNN M. REGELBRUGGE Notary Public, State of Illinois My Commission Expires 2/25/97	Notary Public

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EXHIBIT "A"

LEGAL DESCRIPTION

Lots 4, 5, 6 and 7 (except that Part of the North 18 feet lying East of the West 12 feet of said Lot 7) and Lot 16 in the Richardson Industrial Park, being a Subdivision in the Southeast 1/4 of Section 4, Township 39 North, Range 12, East of the Third Principal Meridian, South of the Indian Boundary Line according to the Plat thereof recorded November 30, 1965 in Book 700 of Plats, Page 26, as Document Number 19669606, in Cook County, Illinois.

Lake Cook County Clark's Office 2755 W. Lake Street, Melrose Park, Illinois Commonly known as:

P.I.N.: 15-04-404-020

15-04-404-021

15-04-404-022

15-04-404-032

15-04-404-063