

AFTER RECORDING MAIL TO:
Wells Fargo Escrow Company
1509-A Riverside Drive
Mt. Vernon, WA 98273-2443



200303040149

Skagit County Auditor

3/4/2003 Page

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Filed for Record at Request of:
Wells Fargo Escrow Company
Escrow Number: 04-00819-03

LAND TITLE COMPANY OF SKAGIT COUNTY

Subordination Agreement

105161

Reference Number(s): 200104030057/90-889-621-9

Grantor(s): Union Federal Bank of Indianapolis

Grantee(s): Bryan Robert Kay and Kathryn Mowat Kay

NOTICE: THIS 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.

The undersigned subordinator and owner agrees as follows:

1. Union Federal Bank of Indianapolis
 referred to herein as "subordinator", is the owner and holder of a mortgage dated March 22, 2001
 which is recorded on 4/3/2001 of Mortgages,
 under auditor's file 200104030057, records of Skagit County
2. Wells Fargo Home Mortgage, Inc.
 referred to herein as "lender", is the owner and holder of a mortgage dated Feb. 24, 2003
 which is recorded in volume _____ of Mortgages,
 auditor's file 200303030005 records Skagit County (which
 is to be recorded concurrently herewith).
3. Bryan Robert Kay and Kathryn Mowat Kay, Husband and Wife
 referred to herein as "owner", is the owner of all the real property described in the mortgage identified above
 in Paragraph 2.
4. In consideration of benefits to "subordinator" from "owner", receipt and sufficiency of which is hereby
 acknowledged, and to induce "lender" to advance funds under its mortgage and all agreements in connection
 therewith, the "subordinator" does hereby unconditionally subordinate the lien of his mortgage identified in
 Paragraph 1 above to the lien of "lender's" mortgage, identified in Paragraph 2 above, and all advances or
 charges made or accruing thereunder, including any extension or renewal thereof.
5. "Subordinator" acknowledges that, prior to the execution hereof, he has had the opportunity to examine the
 terms of "lender's" mortgage, note and agreements relating thereto, consents to and approves same, and
 recognizes that "lender" has no obligation to "subordinator" to advance any funds under its mortgage or see to
 the application of "lender's" mortgage funds, and any application or use of such funds for purposes other than
 those provided for in such mortgage, note or agreements shall not defeat the subordination herein made in
 whole or in part.
6. It is understood by the parties hereto that "lender" would not make the loan secured by the mortgage in
 Paragraph 2 without this agreement.
7. This agreement shall be the whole and only agreement between the parties hereto with regard to the
 subordination of the lien or charge of the mortgage first above mentioned to the lien or charge of the
 mortgage in favor of "lender" above referred to and shall supercede and cancel any prior agreements as to
 such, or any, subordination including, but not limited to, those provisions, if any, contained in the mortgage
 first above mentioned, which provide for the subordination of the lien or charge thereof to a mortgage or
 mortgages to be thereafter executed.
8. The heirs, administrators, assigns and successors in interest of the "subordinator" shall be bound by this
 agreement. Where the word "mortgage" appears herein it shall be considered as "deed of trust", and gender
 and number of pronouns considered to conform to undersigned.

Executed this 28th day of February, 2003

NOTICE: THIS SUBORDINATION CONTAINS A PROVISION WHICH ALLOWS THE PERSON OBLIGATED ON YOUR REAL PROPERTY SECURITY TO OBTAIN A LOAN A PORTION OF WHICH MAY BE EXPENDED FOR OTHER PURPOSES THAN IMPROVEMENT OF THE LAND. IT IS RECOMMENDED THAT, PRIOR TO THE EXECUTION OF THIS SUBORDINATION AGREEMENT, THE PARTIES CONSULT THEIR ATTORNEYS WITH RESPECT THERETO.

Doris Huddleston
DORIS HUDDLESTON
WITNESS

Beth Moberg
BETH MOBERG, Vice President

STATE OF Indiana
County of Marion

} SS:

I certify that I know or have satisfactory evidence that

Beth Moberg

is/are the person(s) who appeared before me and said person(s) acknowledged that he/she/they signed this instrument on oath and stated that he/she/they is/are authorized to execute the instrument and acknowledge it as the Vice President of Union Federal Bank

as the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

Dated: 2-28-03

Angela M. Profit



ANGELA M. PROFITT
Res. of Marion County
Comm. Exp.: 08-31-09

Notary Public in and for the State of Indiana
Residing at Marion
My appointment expires: 8-31-09



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