

AFTER RECORDING MAIL TO:

NORTH COAST CREDIT UNION



200303200117

Skagit County Auditor

3/20/2003 Page

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2 3:26PM

Filed for Record at Request of :  
WHATCOM LAND TITLE COMPANY, INC.  
Escrow Number: W-65006

LAND TITLE COMPANY OF SKAGIT COUNTY

105289-P

## Subordination Agreement

Reference Number(s): 200204300155

Grantor(s): NORTH COAST CREDIT UNION

Grantee(s): FLAGSTAR BANK, FSB

**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. **NORTH COAST CREDIT UNION**

referred to herein as "subordinator", is the owner and holder of a mortgage dated APRIL 25, 2002 which is recorded in volume        of Mortgages, page        under auditor's file No. 200204300155, records of SKAGIT County.

Cornerstone Mortgage Co

2. referred to herein as "lender", is the owner and holder of a mortgage dated MARCH 14, 2003 executed by CHRISTOPHER J. BALDWIN AND THERESA M. BALDWIN, HUSBAND AND (which is recorded in volume        of Mortgages, page       , auditor's file No. 200303200116 records of SKAGIT County) (which is to be recorded concurrently herewith).

3. **CHRISTOPHER J. BALDWIN AND THERESA M. BALDWIN, 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 18 day of MARCH, 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.**

**NORTH COAST CREDIT UNION**

BY: B.A. Gray TITLE: VP. CNO

STATE OF Washington }  
County of Whatcom } SS:

I certify that I know or have satisfactory evidence Barbara A. Krigbaum  
the person who appeared before  
me, and said person acknowledged that SHE signed this instrument, on oath stated  
authorized to execute the instrument and is  
of NORTH COAST CREDIT UNION

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

Dated: MARCH 18, 2003

Gwenne Denise Jacobson  
Notary Public in and for the State of Washington  
Residing at Skagit County  
My appointment expires: 9-29-05



200303200117  
Skagit County Auditor