



200404060069

Skagit County Auditor

4/6/2004 Page 1 of 3 2:05PM

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**Bank of America**



lots 19, 20 Block 20A Vol. 11 of Plots PP 32, 33

APN: P79346

Real Estate Subordination Agreement  
(Bank of America to Third Party)

This instrument was prepared by and after recording returned to:

Prepared by:  
Portfolio Administration  
Bank of America, N.A.  
P.O. Box 26865  
Richmond, VA 23261-7025  
Account # 68200100562899

Recording requested by: LSI  
When recorded return to:  
Custom Recording Solutions  
2550 N. Redhill Ave.  
Santa Ana, CA. 92705  
800-756-3524 ext. 5011

297629

David Derson

This Real Estate Subordination Agreement ("Agreement") is executed as of November 18, 2003, by Bank of America, N.A., having an address of, P O Box 26865; Richmond, VA 23261-7025 ("Subordinator"), in favor of Wells Fargo Home Mortgage, Inc., having an address for notice of purposes of ("Junior Lienholder").

Whereas, Subordinator is the owner and holder of, or creditor under, the indebtedness described in and secured by a security instrument (deed of trust, deed to secure debt or mortgage) dated February 20, 2003, executed by David E. Stafford and Christine Stafford and which is recorded in Volume/Book N/A, Page N/A, and if applicable, Document Number 20030310169, of the land records of Skagit County, Washington, as same may have been or is to be modified prior hereto or contemporaneously herewith (the "Senior Lien"), encumbering the land described therein (said land and such improvements, appurtenances and other rights and interests regarding said land, if any, as are described in the Senior Lien being called herein collectively, the "Property"); and

Whereas, Junior Lienholder has been requested to make a loan, line of credit or other financial accommodation to David E. Stafford and Christine Stafford (jointly and severally, "Borrower"), to be secured by, without limitation, either a deed of trust, deed to secure debt or mortgage (the "Junior Lien"), covering, without limitation, the Property and securing the indebtedness described therein including the payment of a promissory note, line of credit agreement or other borrowing agreement made by Borrower and/or others payable to the order of Wells Fargo Home Mortgage, Inc. in the maximum principal face amount of \$169,819.00 (the "Principal Amount") [For North Carolina only - bearing interest and payable as therein provided at the maximum rate of N/A% for a period not to exceed N/A months], including provisions for acceleration and payment of collection costs (the "Obligation"); and

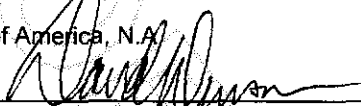
Inst: 200307140187 Rec: 07/14/03

Whereas, Junior Lienholder requires, as a condition to the making of the Obligation, that the Junior Lien will be a superior lien;

Now Therefore, for good and valuable consideration, the receipt and adequacy of which are hereby acknowledged, and with the understanding by Subordinator that Junior Lienholder will rely hereon in making the Obligation, Subordinator agrees and covenants that the Senior Lien and the rights of Subordinator thereunder and all other rights of Subordinator now or hereafter existing in or with respect to the property are hereby subordinated, and are and shall remain completely and unconditionally subordinate to the Junior Lien and the rights of Junior Lienholder thereunder regardless of the frequency or manner of renewal, extension, consolidation or modification of the Junior Lien and/or the Obligation.

This Subordination Agreement is limited to an amount of **\$169,819.00**, which is the original amount of the Junior Lienholder's principal balance; plus interest and any additional amounts advanced pursuant to the provision of said security instrument for payment of insurance premiums, taxes, cost of collection or protection of the value of the Property or Junior Lienholder's rights in the Property. This Agreement shall inure to the benefit of Junior Lienholder and be binding upon Subordinator, its successors and assigns and shall be binding upon any purchaser (at foreclosure or otherwise) of the Property or any part thereof, and their respective heirs, personal representatives, successors and assigns.

Bank of America, N.A.

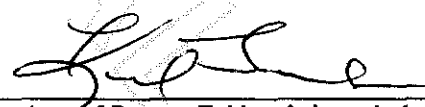
By:   
Its **DAVID W. DENSON**  
**AUTHORIZED OFFICER**

November 18, 2003  
Date

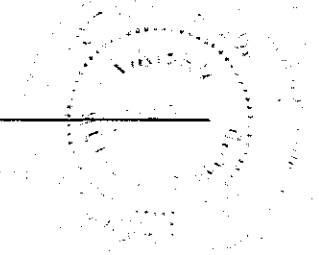


**Bank of America, N.A. Acknowledgement:**  
Commonwealth of Virginia  
Henrico County / City of Richmond

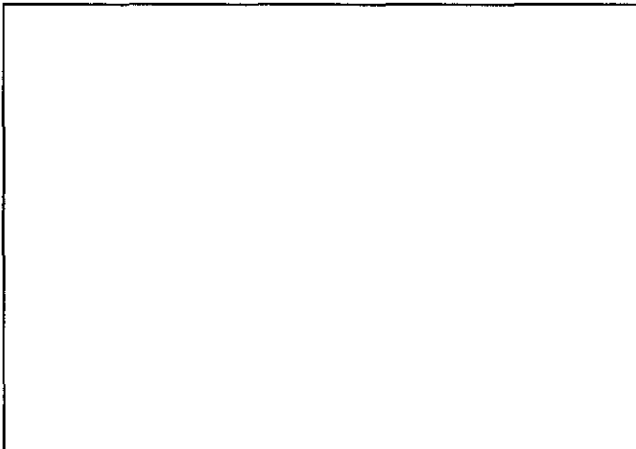
On November 18, 2003, before me, a notary public in and for said State, personally appeared **DAVID W. DENSON**, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies) and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



Signature of Person Taking Acknowledgement  
Commission Expiration Date:



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68200100562899



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Skagit County Auditor

## Legal Description

### Exhibit "A"

Loan Number : 3057670404 801 D6B

Borrower : DAVID E STAFFORD And  
CHRISTINE A STAFFORD

THE LAND REFERRED TO HEREIN IS SITUATED IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON, AND IS DESCRIBED AS FOLLOWS:  
TRACT 20A OF SHORT PLAT NO. 33-77, APPROVED JUNE 2, 1977, FILED JUNE 7, 1977 IN VOLUME 2 OF SHORT PLATS, PAGE 65, RECORDED JUNE 7, 1977 UNDER AUDITOR'S FILE NO. 857762, BEING A PORTION OF LOT 19 AND ALL OF LOT 20, "PLAT OF COUNTRY CLUB ADDITION NO. 5", AS PER PLAT RECORDED IN VOLUME 11 OF PLATS, PAGES 32 AND 33, RECORDS OF SKAGIT COUNTY, WASHINGTON.

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