



200405240158
Skagit County Auditor

5/24/2004 Page 1 of 1 2:50PM

Return to:
Recording Department
First American Lenders Advantage
1801 Lakepointe Drive, Suite 111
Lewisville, TX 75057
(469) 322-2500

1995045

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE

Deed Of Trust Subordination Agreement

Account No. 510090190

Drafted By: th

Recording Requested by
First American Title Insurance Co.

This Agreement is made this 22nd day of December, 2003, by and between U. S. Bank National Association ND ("Bank") and Chase Home Finance ("Refinancer").

Bank is the beneficiary under a deed of trust (the "Junior Deed of Trust") dated June 19, 2002, granted by Garrick Sager and Tina Sager, husband and wife ("Borrower"), and recorded in the office of the County Recorder, Skagit County, Washington, on July 23, 2002, as Document No. 200207230080, encumbering the real property described therein (collectively, the "Property"). Refinancer is the beneficiary under a deed of trust (the "Senior Deed of Trust") dated January 13, 2004 granted by the Borrower, and recorded in the same office on 4-5-04 as 200404050156 Document No. 200404050156 encumbering the property. To induce Refinancer to make a loan to the Borrower secured by the Senior Deed of Trust, Bank has agreed to execute and deliver this Subordination Agreement.

ACCORDINGLY, in consideration of the premises and for other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Bank hereby agrees with Refinancer that the lien of the Junior Deed of Trust on the Property is and shall be and shall remain fully subordinate for all purposes to the lien of the Senior Deed of Trust on the Property, to the full extent of all sums from time to time secured by the Senior Deed of Trust; provided, however, that the total indebtedness secured by the Senior Deed of Trust does not exceed \$276,000.00, exclusive of interest thereon, amounts advanced to protect the lien and priority of the Senior Deed of Trust, and costs of collection, and provided further, that this agreement shall not be effective until each other mortgage or other lien recorded against the property (other than the Senior Mortgage) and each judgment that is a lien against the Property shall be subordinated of record of the lien of the Senior Mortgage.

Legal Description:

the Northwesterly 50 feet of Lot 8, "Big Lake Water Front Tracts," according to the plat recorded in volume 4 of plats, page 12, records of Skagit county, Washington. Situated in Skagit county, Washington. APN: 3862-000-008-0003
Property Address 204 S 27th St, Mount Vernon, WA 98174-8991

IN WITNESS THEREOF, this Subordination Agreement is executed on the day and year first above stated.

Bank Name: U. S. Bank National Association ND

No Corporate Seal

Sherri J. Bernard
By: Sherri J. Bernard
Title: Operations Officer

STATE OF North Dakota

COUNTY OF Cass

The foregoing instrument was acknowledged before me this 22nd day of December, 2003, by (name) Sherri J. Bernard, the (title) Operations Officer of (bank name) U. S. Bank National Association ND, a national banking association, on behalf of the association.

Judi Pogats
Notary Public

