



200504080074

Skagit County Auditor

4/8/2005 Page 1 of 3 12:04PM

RECORDED AT REQUEST OF:

Washington Federal Savings

PO Box 527

Burlington, WA 98233

*Land Title*

115566-S

Grantor. Hatcher, Lonnie and Judith  
 Grantee. Washington Federal Savings Bank  
 Abbrev. Leg. Ptn. of SE ¼ of NW ¼, 14-34-3 E. W.M.  
 Tax Account Nos. 340314-2-011-0103/P21952

### SUBORDINATION AGREEMENT

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 agree as follows:

1. LONNIE HATCHER and JUDITH HATCHER, husband and wife, referred to herein as "subordinator", are the owners and holders of a Deed of Trust dated April 6th, 2005, which is recorded under Auditor's File No. 200504080073, records of Skagit County, Washington.

2. WASHINGTON FEDERAL SAVINGS, referred to herein as "lender" is the owner and holder of the Deed of Trust dated April 6th, 2005, executed by JOHN L. HARGROVE and KIMBERLY D. HARGROVE, husband and wife, which is to be recorded concurrently herewith. Recorded 4/8/05 Auditors # 200504080072

3. JOHN L. HARGROVE and KIMBERLY D. HARGROVE, referred to herein as "owner", are the owners of all the real property subject to the two Deeds of Trust referenced in paragraphs 1 and 2, above, and described as follows:

The West 138.8 feet of the East 247.4 feet of the South 492 feet of the Southeast ¼ of the Northwest ¼ of Section 14, Township 34 North, Range 3 East, W.M., EXCEPT County road.

Situate in the County of Skagit, State of Washington.

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 their deed of trust identified in Paragraph 1 above to the lien of "lender's" deed of trust, 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, they have 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.

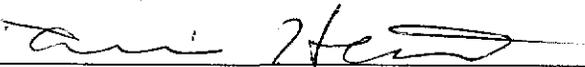
6. It is understood by the parties hereto that "lender" would not make the loan secured by the mortgage in Paragraph 2 without this agreement.

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 supersede 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 6th day of April, 2005.

NOTICE: THIS SUBORDINATION AGREEMENT 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 WITH THEIR ATTORNEYS WITH RESPECT THERETO.

  
\_\_\_\_\_  
LONNIE HATCHER

  
\_\_\_\_\_  
JUDITH HATCHER



