



200504130103  
Skagit County Auditor

4/13/2005 Page 1 of 2 3:28PM

SUBORDINATION AGREEMENT

FIRST AMERICAN TITLE CO.

B84261-2

THIS AGREEMENT made this 29th day of March, 2005, in favor of KEYBANK NATIONAL ASSOCIATION it's successors and/or assigns, with an office at 127 PUBLIC SQUARE, CLEVELAND, OH 44114 ("Lender") by KeyBank National Association, having a place of business at 4910 Tiedeman Road, Ste B, Cleveland, Ohio 44144. ("Subordinate Lender")

WITNESSETH:

200504130102

WHEREAS, Subordinate Lender is the owner and holder of the following Mortgage/Deed of Trust covering the property located at 1012 STERLING ST, SEDRO WOOLEY, WA 98284 and as more fully described therein ("Mortgaged Property"), and of the note or bond which said Mortgage/Deed of Trust secures ("Subordinate Lender Note"):

a) Mortgage/Deed of Trust dated May 22, 2002, made by: JAMES F OGDEN and SANDRA K OGDEN to KeyBank National Association to secure the sum of \$105,000.00 recorded on Real Property in the SKAGIT County Recorder/Clerk's Office in WA Book/Liber 200206030022 Page N/A. ("Subordinate Lender Mortgage").

WHEREAS, on condition that the Subordinate Lender Mortgage/Deed of Trust be subordinated in the manner hereinafter appearing, Lender has or is about to accept a mortgage covering the Mortgaged Property, made by JAMES F OGDEN and SANDRA K OGDEN ("Borrower") to Lender to secure an amount not to exceed ( \$135,000.00 ) and interest, said mortgage being hereinafter collectively referred to as the "Lender Mortgage".

NOW, THEREFORE, in consideration of One Dollar (1.00) and other good and valuable consideration and to induce Lender to accept the Lender Mortgage the receipt and sufficiency of said consideration being hereby acknowledged, Subordinate Lender does hereby covenant, consent and agree with Lender as follows:

The Subordinate Lender Mortgage/Deed of Trust shall be and is hereby made subject and subordinate in lien to the lien of the Lender Mortgage in the principal amount not to exceed \$135,000.00 and interest together with any and all advances heretofore or hereinafter made and pursuant to the Lender Mortgage and together with any and all renewals or extensions of the Lender Mortgage or the note secured thereby, ("Lender Note").

THIS AGREEMENT may not be changed or terminated orally and shall be binding upon and inure to the benefit of the respective heirs, legal representatives, successors and assigns, of the parties hereto.

IN WITNESS WHEREOF, Subordinate Lender hereto has duly executed this agreement the day and year first above written.

KeyBank National Association

X *Shelby Zorbias*  
SHELBY ZORBAS, OFFICER

X *Felechia Watson*  
FELECHIA WATSON, WITNESS  
X *Elizabeth S. Jarvis*  
ELIZABETH S. JARVIS, NOTARY

STATE OF OHIO     )  
                                  )  
COUNTY OF STARK    )

Before me, a Notary Public in and for the said County and State, personally appeared SHELBY ZORBAS, OFFICER of KEYBANK NATIONAL ASSOCIATION, the corporation which executed the foregoing instrument who acknowledged that they did sign the foregoing instrument for and on behalf of said corporation, being thereunto duly authorized, and that the same is the free act and deed individually and as such officers and free act of deed of said corporation.

IN TESTIMONY WHEREOF, I have hereunto set my hand and official seal at Canton, Ohio, this the 29th day of March, 2005.



*Elizabeth S. Jarvis*  
Notary Public  
My commission expires: Sept. 18, 2006  
ELIZABETH S. JARVIS  
Notary Public, State of Ohio  
My Commission Expires September 18, 2006

THIS INSTRUMENT PREPARED BY: KeyBank National Association

When recorded mail to:  
KeyBank National Association  
P.O.Box 16430  
Boise, ID 83715

