

When recorded return to:

Edward Maynard
819 Thurmond Ave
Selco - Weoley WA 98287



200809220101
Skagit County Auditor

9/22/2008 Page

1 of

2 2:08PM

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.

95338-3
QUADDIAN NORTHWEST TITLE CO.

The undersigned subordinator and owner agrees as follows:

- Edward Allan Maynard, referred to herein as "subordinator", is the owner and holder of an** Amendment to Memorandum of Agreement dated August 8, 2008, amending Decree of Dissolution No. 07-3-03382-8, filed with Superior Court of Washington, County of Lincoln on January 14, 2008.
- Wells Fargo Home Mortgage,** referred to herein as "lender", is the owner and holder of a mortgage dated _____ executed _____ (which is recorded in volume _____ of Mortgages, _____ auditor's file _____ records 2008 09220100 County) (which is to be recorded concurrently herewith).
- Nancy A. Maynard and Kurt M. Shearer** referred to herein as "owner", is the owner of all the real property described in the mortgage identified above in Paragraph 2.
- 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 Amendment 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.
- "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.
- It is understood by the parties hereto that "lender" would not make the loan secured by the mortgage in Paragraph 2 without this agreement.
- 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 Amendment 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 Amendment first above mentioned, which provide for the subordination of the lien or charge thereof to a mortgage or mortgages to be thereafter executed.
- The heirs, administrators, assigns and successors in interest of the "subordinator" shall be bound by this agreement. Where the word "Amendment" appears herein it shall be considered as "Amendment", and gender and number of pronouns considered to conform to undersigned.

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.

Dated: 9-16-08
Edward Maynard

State of Washington }
County of Skagit } SS: CAF

I certify that I know or have satisfactory evidence that Edward Maynard, the person(s) who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledge it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

Date: 9-16-08
Cheryl A. Froehlich

Notary Public in and for the State of Washington WW
Residing at Burlington
My appointment expires: 4-21-11



200809220101
Skagit County Auditor