

Recording Requested by: LSI
When recorded return to:
Custom Recording Solutions
2550 N Redhill Ave
Santa Ana, Ca 92705



201005060049
Skagit County Auditor

5/6/2010 Page 1 of 4 12:25PM

Document Title(s)
Subordination Agreement

CRS#8091955

Reference Number(s) of related document

200507150118

201005060048

Additional reference #'s on page

Grantor(s) (Last, first and Middle Initial)

Groff, Matthew

Reynoza Sanchez, Teresa

US Bank, N.A.

Additional grantors on page

Grantee(s) (Last, First and Middle Initial)

Wells Fargo Bank, N.A.

- (Trustee)

Additional Grantees on page

Legal Description (abbreviated form: i.e. lot, block, plat or section, township, range quarter)

Portion of the NE 1/4 of the NE 1/4 of Sec 30, Tnsp 34 N, Rge 4 E of the W.M. Skagit Cnty, WA.

Full legal Description on Exhibit A

Assessor's Property Tax Parcel/Account Number

340430-0-264-0001

Additional Parcel #'s on page

The Auditor/Recorder will rely on the information provided on this form. The staff will not read the document to verify the accuracy or completeness of the indexing information provided herein. I am requesting an emergency nonstandard Recording for an additional fee as provided in RCW 36.18.010. I understand that the recording processing requirements May cover up or otherwise obscure some part of the text of the original document.

Signature of Requesting Party

~~WHEN RECORDED MAIL TO~~
U.S. Bank National Association
Retail Service Center
1850 Osborn Ave.
Oshkosh, WI 54903-2746

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE

Deed Of Trust Subordination Agreement

Account No. 9445

This Agreement is made this 2 day of March, 2010, by and between US Bank, National Association ("Bank") and Wells Fargo Bank NA ("Refinancer").

Bank is the beneficiary under a deed of trust (the "Junior Deed of Trust") dated 6 day of June, 2005, granted by Matthew Groff and Teresa Reynoza Sanchez, single man and single woman ("Borrower"), and recorded in the office of the County Recorder, Skagit County, Washington, on Book , Page , as Document 200507150118, encumbering the real property described therein (collectively, the "Property"). Refinancer is the beneficiary under a deed of trust (the "Senior Deed of Trust") dated April 30, 2010, granted by the Borrower, and recorded in the same office on _____, 20____, as _____, 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 \$ 107,761.00, 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.

Please record concurrently.



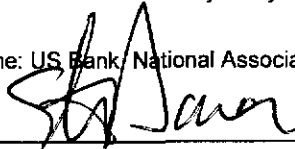
201005060049
Skagit County Auditor

Legal Description: see attached legal

Property Address 1600 South 3rd Street, Mount Vernon MA 98273

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

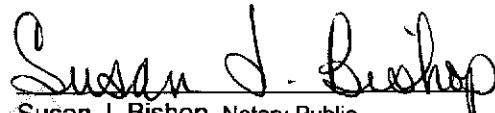
Bank Name: US Bank National Association


By: Steven Barnes
Title: Vice President

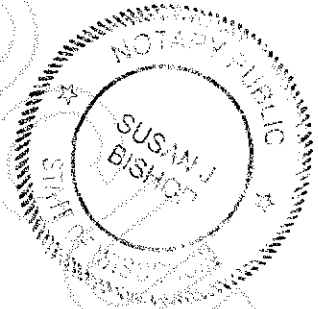
STATE OF Wisconsin

COUNTY OF Winnebago

The foregoing instrument was acknowledged before me this 2 day of March, 2010, by (name) Steven Barnes, the (title) Vice President of US Bank, National Association, a national banking association, on behalf of the association.


Susan J. Bishop, Notary Public
My Commission Expires: 1/22/2012


Prepared by: Grayce Reyburn



201005060049
Skagit County Auditor

Order ID: 8091955
Loan No.: 0300934809

**EXHIBIT A
LEGAL DESCRIPTION**

The following described property:

That portion of the Northeast Quarter of the Northeast Quarter of Section 30, Township 34 North, Range 4 East of the Willamette Meridian, described as follows:

Beginning at the Intersection of the East line of Third Street as established in the City of Mount Vernon and the South line of said Northeast Quarter of the Northeast Quarter;

Thence North along the East line of Third Street a distance of 50 feet;

Thence East parallel with the South line of said Subdivision to a point 12 feet West of the West line of Great Northern Railroad right-of-way;

Thence Southwesterly parallel with said right-of-way, to the South line of said Northeast Quarter of the Northeast Quarter; thence West to the point of beginning.

Situated in Skagit County, Washington.

Assessor's Parcel Number: 340430-0-264-0001



201005060049
Skagit County Auditor