



201011240107

Skagit County Auditor

11/24/2010 Page 1 of 4 1:55PM

**Return Address:**  
**Old Republic Title**  
**Attn: Post Closing**  
**530 South Main Street**  
**Suite 1031**  
**Akron, OH 44311**  
**21346974-R**

CHICAGO TITLE  
620011120

Please print or type information **WASHINGTON STATE RECORDER'S Cover Sheet** (RCW 65.04)

**Document Title(s)** (or transactions contained therein): (all areas applicable to your document must be filled in)

1. SUBORDINATION AGREEMENT

**Reference Number(s) of Documents assigned or released:**

200809050066

201011240106

Additional reference #'s on page \_\_\_\_\_ of document

**Grantor(s)**

CHOFFEL, ROBYN M.  
WHIDBEY ISLAND BANK

**Grantee(s)**

BANK OF AMERICA, N. A.

**Legal description** (abbreviated: i.e. lot, block, plat or section, township, range)

Lot 1, PLAT OF EDGEWOOD ESTATES

**Assessor's Property Tax Parcel/Account Number**

4658-000-001-0000 and P107387

Assessor Tax # not yet assigned

The Auditor/Recorder will rely on the information provided on the 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 RETURN TO:  
OLD REPUBLIC TITLE  
ATTN: POST CLOSING  
530 SOUTH MAIN STREET  
SUITE 1031  
AKRON, OH 44311

WHEN RECORDED RETURN TO:

Old Republic  
Attn: Nicole Curtis  
530 South Main Street Suite 1031  
Akron, OH 44311

### 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 agrees as follows:

1. WHIDBEY ISLAND BANK referred to herein as "subordinator", is the owner and holder of a mortgage dated 09/04/08, in the amount of \$79,000.00 which is recorded in Document Number 200809050066 records of Skagit County.
2. BANK OF AMERICA referred to herein as "lender" is the owner and holder of the mortgage dated OCTOBER 27, 2010, in the amount not to exceed \$332,700.00 executed by ROBYN CHOFFEL which is to be recorded concurrently herewith.
3. ROBYN CHOFFEL referred to herein as "owner", is the owner of all the real property described in the mortgage identified above in Paragraph 2.
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 his mortgage 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.
5. "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.
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



201011240107  
Skagit County Auditor

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 14<sup>th</sup> day of OCTOBER, 2010

**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.**

**WHIDBEY ISLAND BANK**

By: [Signature]

STATE OF WASHINGTON )

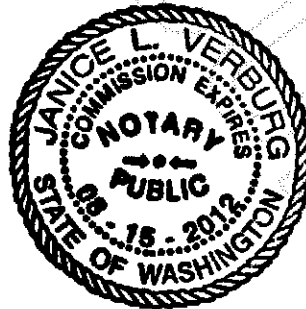
COUNTY OF Skagit )  
ss.

I certify that I know or have satisfactory evidence that Ryan Patrick is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he was authorized to execute the instrument and acknowledged it as Loan Officer of WHIDBEY ISLAND BANK to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: October 14, 2010

[Signature]  
Notary Public

Printed Name: Janice L. Verburg  
My appointment expires: 8/15/2012



Our File No. ANA201017970



201011240107  
Skagit County Auditor

**EXHIBIT "A"**  
Legal Description

**Order No.:** 620011120

**For APN/Parcel ID(s):** 4658-000-001-0000 and P107387

---

Lot 1, PLAT OF EDMOOR ESTATES, according to the plat thereof recorded in Volume 16 of Plats, pages 62 through 64, records of Skagit County, Washington.

Situated in Skagit County, Washington.



201011240107

Skagit County Auditor