



201208290063

Skagit County Auditor

8/29/2012 Page

1 of

2 3:18PM

LAND TITLE OF SKAGIT COUNTY

142917-0

SUBORDINATION AGREEMENT**Return to:**

Wells Fargo Financial Cards, PO Box 5943, Sioux Falls, SD 57117-5943

Prepared by:

Wells Fargo Bank, N.A., PO Box 5943, Sioux Falls, SD 57117-5943

REFERENCES: BOOK , PAGE , DOCUMENT NO. 200804250073

DATE RECORDED: April 25, 2008, GRANTOR: Andrew A. Wheeler, Valerie L. Wheeler, Husband And Wife

GRANTEE: Wells Fargo Bank, N.A., successor by merger to Wells Fargo Financial Bank, formerly know as Dial Bank.

ABBREVIATED LEGAL DESCRIPTION:

See Attached Legal Description.

(Lot, block, plat, or section, township and range and reference to the page number where the full legal description is included if applicable)

ASSESSOR'S TAX PARCEL OR ACCOUNT NUMBER: P62501

This agreement made this 11th day of July, 2012, between Pinnacle Mortgage Group, Inc. ISAOA, (referred to as favored creditor), and Wells Fargo Bank, N.A. successor by merger to Wells Fargo Financial Bank, formerly known as Dial Bank, (hereinafter referred to as subordinating creditor), witnesseth:

That in consideration of subordinating creditor entering into this subordination agreement, favored creditor agrees to lend not to exceed \$176,962.00 in accordance with that certain agreement between favored creditor and Andrew A. Wheeler And Valerie L. Wheeler, Husband And Wife (debtor). *

In consideration of favored creditor making aforesaid loan to debtor, subordinating creditor agrees that the mortgage/deed of trust (hereafter "mortgage") executed in its favor by debtor on April 9, 2008, and recorded in the mortgage records of Skagit County, State of Washington as Document No. 200804250073, Book , Page , be subject, inferior, junior, secondary and subordinate to a mortgage which is executed by debtor in favor of favored creditor as security for the aforesaid loan, and that said mortgage and debt in favor of favored creditor shall have priority over said mortgage and debt in favor of subordinating creditor, with respect to the property legally described in the mortgage executed in favor of subordinating creditor described above.

Provided, however, that this agreement to subordinate shall not extend to any advances made by favored creditor after the date of the loan described above (except that this subordination agreement shall extend to any future advances made for taxes and insurance to protect favored creditor's interest), and provided, however, that this Agreement is based upon favored creditor's representation that subordinating creditor will not be reduced to less than a second mortgage position by virtue of executing this Agreement.

*Recorded under Auditor File NO.
201208290062

Wells Fargo Bank, N.A.
Subordinating Creditor

By 
Lisa Geiver, Assistant Vice President

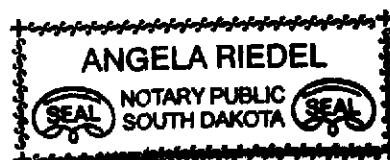
State of South Dakota
County of Minnehaha

On this the 11th day of July, 2012, before me, Angela Riedel, the undersigned officer, personally appeared Lisa Geiver, who acknowledged himself/herself to be the Assistant Vice President of Wells Fargo Bank, N.A., a national association, and that he/she, as such officer, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the national association by himself/herself as Assistant Vice President.

In witness whereof, I hereunto set my hand and official seal.


Notary Public

My Commission Expires: April 27, 2018



Schedule "A-1"

142917-O

DESCRIPTION:

That portion of the West $\frac{1}{2}$ of Tract 35, "PLAT OF THE BURLINGTON ACREAGE PROPERTY", as per plat recorded in Volume 1 of Plats, page 49, records of Skagit County, Washington, described as follows:

Beginning at a point on the West line of said tract, 300 feet North of the centerline of Fairhaven Avenue, produced Easterly through said tract;
thence East, parallel with the centerline of said Fairhaven Avenue, 275 feet to the true point of beginning;
thence East, parallel with the centerline of Fairhaven Avenue, 70 feet;
thence North $00^{\circ}01'$ East 120 feet, more or less, to the South line of "KLOKE'S ADDITION TO BURLINGTON", as per plat recorded in Volume 7 of Plats, page 40, records of Skagit County, Washington;
thence West along the South line of Klope's Addition 70 feet;
thence South $00^{\circ}01'$ West 120 feet to the point of beginning,

EXCEPT that portion, if any, lying with the boundaries of Victoria Avenue.

Situate in the City of Burlington, County of Skagit, State of Washington.



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