



201212100217

Skagit County Auditor

12/10/2012 Page 1 of 3 3:13PM

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

GUARDIAN NORTHWEST TITLE CO.

104243-2

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE

Deed Of Trust Subordination Agreement

Account No. 4423

This Agreement is made this October 15, 2012, by and between U.S. Bank National Association ND ("Bank") and HOMESTREET BANK ("Refinancer").

Bank is the beneficiary under a deed of trust (the "Junior Deed of Trust") dated December 31, 2008, granted by Larry B Riley and Mary E Riley ("Borrower"), and recorded in the office of the Register of Deeds, Skagit County, Washington, on Book , Page , as Document 200901200099, encumbering the real property described therein (collectively, the "Property"). Refinancer is the beneficiary under a deed of trust (the "Senior Deed of Trust") dated December 2, 2012, granted by the Borrower, and recorded in the same office on December 10, 2012, as 201212100216, 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 \$308,800.00, 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.

Legal Description: See Attached Legal

Property Address 3708 Mohawk Dr, Mount Vernon, WA 98273

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

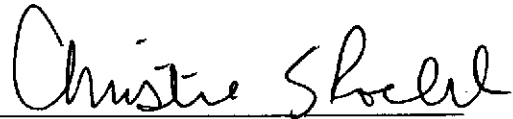
Bank Name: US Bank National Association ND

By: 
Steven Barnes, Vice President

STATE OF Wisconsin)

COUNTY OF Winnebago)

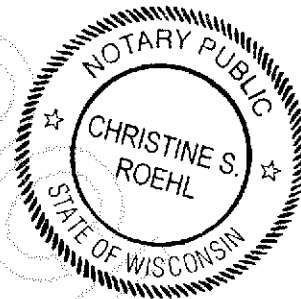
The foregoing instrument was acknowledged before me October 15, 2012, by Steven Barnes, Vice President of US Bank National Association ND, a national banking association, on behalf of the association.



Christine S. Roehl, Notary Public
My Commission Expires on 02/03/2013



Prepared by: Chelsie Flink



201212100217
Skagit County Auditor

12/10/2012 Page

2 of

3 3:13PM

EXHIBIT "A" LEGAL DESCRIPTION

Account #: 14291037
Order Date: 11/25/2008
Reference: 20083301216110
Name: LARRY RILEY
MARY RILEY
Deed Ref: N/A

Index #:
Parcel #: P100798

SITUATED IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON: LOT 16, "PLAT OF THUNDERBIRD 4", AS PER PLAT RECORDED IN VOLUME 15 OF PLATS, PAGES 14, 15 AND 16, OF SKAGIT COUNTY, WASHINGTON.

SUBJECT TO ALL EASEMENTS, COVENANTS, CONDITIONS, RESERVATIONS, LEASES AND RESTRICTIONS OF RECORD, ALL LEGAL HIGHWAYS, ALL RIGHTS OF WAY, ALL ZONING, BUILDING AND OTHER LAWS, ORDINANCES AND REGULATIONS, ALL RIGHTS OF TENANTS IN POSSESSION, AND ALL REAL ESTATE TAXES AND ASSESSMENTS NOT YET DUE AND PAYABLE.

BEING THE SAME PROPERTY CONVEYED BY DEED RECORDED IN DOCUMENT NO. 9812030039, OF THE SKAGIT COUNTY, WASHINGTON RECORDS.



201212100217
Skagit County Auditor