

RETURN ADDRESS

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201306030023

Skagit County Auditor

\$75.00

6/3/2013 Page

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4 10:32AM

Please print neatly or type information

Document Title(s)

SUBORDINATION

CHICAGO TITLE

620016434

Reference Number(s) of related documents:

3047311

200509290062

201306030022

Additional Reference #'s on page

Grantor(s) (Last name, First name and Middle Initial)

BRUCE A. JOHNSON & ELLEN K. JOHNSON

Navy Federal Credit Union

Additional grantors on page

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

WELLS FARGO BANK N.A.

Additional grantees on page

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

Short Plats, Plat 99 File 710419023

Lot 8 Section 31 Township 35 North Range 6 East W.M.

Additional legal is on page 16

Assessor's Property Tax Parcel/Account Number

041788/350621-0-030-0408

041787/350621-0-030-0309

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 process may cover up or otherwise obscure some part of the text of the original document.

[Signature]
Signature of Requesting Party

RECORDING REQUESTED BY:
ServiceLink

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Chicago Title ServiceLink Division
4000 Industrial Blvd 3047311
Aliquippa, PA 15001

SUBORDINATION OF MORTGAGE

FROM NAVY FEDERAL CREDIT UNION, with its primary office address at 820 FOLLIN LANE VIENNA VA 22180 (hereinafter called "Mortgagee")

TO WELLS FARGO BANK NA, with its primary office address at 1 N JEFFERSON AVE, SAINT LOUIS, MO 63103-2205 (hereinafter called "Lender")

Whereas, Mortgagee is the holder of a valid mortgage granted to Bruce A. Johnson and Ellen K. Johnson, husband and wife (hereinafter called "Owner") covering certain real property owned by Owner and located at 32603 S LYMAN FERRY RD, SEDRO WOOLLEY, WA 98284-9183, more fully described on Exhibit "A" hereto and incorporated herein (hereinafter called "Property") which mortgage secured a note dated 08/29/2005 in favor of NAVY FEDERAL CREDIT UNION in the original principal sum of \$71,000.00 which recorded on 09/29/2005 in the SKAGIT County Recorders Office, at REC NO. 200509290062, (hereinafter the "prior mortgage"); and

WHEREAS, Owner has executed, or is about to execute a mortgage (hereinafter referred to as "Lender's Security Instrument") and note not to exceed the sum of \$170,000.00, dated 12-11-12, in favor of Lender, payable with interest and upon the terms and conditions described therein, which Lender's Security Instrument is to be recorded concurrently herewith; and

Whereas, the MORTGAGEE has agreed to subordinate the PRIOR MORTGAGE to LENDER'S MORTGAGE.

NOW, THEREFORE, INTENDING TO BE LEGALLY BOUND and in consideration of \$1.00

1. Subordination of Lien: The MORTGAGEE hereby subordinates the PRIOR MORTGAGE and its lien position in and on the PROPERTY to the LENDER'S Mortgage and the lien thereof, as if the LENDER'S Mortgage has been recorded first in time to the PRIOR MORTGAGE and so that all public records will reflect LENDER'S Mortgage superior in lien to the PRIOR MORTGAGE.

The approval does not include renewals or extensions that would increase the loan amount being approved on this document.



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2. This subordination shall be binding upon and insure to the benefit of the respective heirs, successors and assigns of MORTGAGE and LENDER.

WITNESS this the 24 day of October, 2012

ATTEST:

[Signature]

Navy Federal Credit Union
Name of Corporation

S. F. Krueger
Print Name

Vice-President
Title

STATE OF Virginia

COUNTY OF Fairfax

On this the 24 day of October, 2012, before me, the undersigned officer of the state and county mentioned, personally appeared S. F. Krueger, with whom I am personally acquainted (proven to me on the basis of satisfactory evidence), and who further acknowledged that he is the Vice-President (title) of the maker or constituent of the maker and is authorized by the maker or its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

NOTARY PUBLIC

My Commission expires: 31 Jan 2013

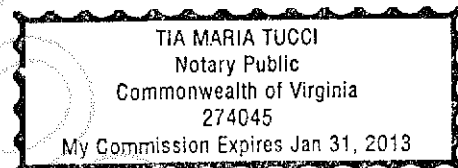


Exhibit "A"

Legal Description

The land referred to in this Commitment is described as follows:

For APN/Parcel ID(s): P41788/350621-0-030-0408 and P41787/350621-0-030-0309

PARCEL A:

Tract 1, SKAGIT COUNTY SHORT PLAT NO. 14-79, approved April 17, 1979 and recorded in Volume 3

of Short Plats, page 99 under Auditor's File No. 7904190033, records of Skagit County, Washington.

Situated in Skagit County, Washington.

PARCEL B:

That portion of Government Lot 8, if any, of Section 21, Township 35 North, Range 6, East, W.M.,

described as follows:

Beginning at the intersection of the East line of said Government Lot 8 and the North line of the Skagit

River Highway, as it existed on June 29, 1962;

Thence Westerly along the North line of said road a distance of 900 feet;

Thence North parallel to the East line of said Government Lot 8, a distance of 1,100 feet to the TRUE

POINT OF BEGINNING;

Thence East 900 feet, more or less, to the East line of said Government Lot 8, or said line extended

North;

Thence North along said line to the point of intersection with a line running East from a point on the center

line of said Section 21 that is 2,402.6 feet North of the South Quarter corner of said Section 21;

Thence West along said line a distance of 900 feet, more or less, to a point North of the true point of

beginning;

Thence South to the true point of beginning.

EXCEPT the West 100 feet thereof.

Situated in Skagit County, Washington.

Tax ID:



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