

1 of

**Skagit County Auditor** 

1/12/2016 Page

\$76.00

4 12:22PM

Recording Requested By and When Recorded Return To: ServiceLink Custom Recording Solutions 3220 El Camino Real Irvine, CA 92602

Document Title(s)
Subordination of Mortgage

Order No.: 20295046

Reference Number(s) of related document(s) 200703300219

Additional Reference Numbers on page

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

Lawrence-Vestey, Debra A.

Wells Fargo Bank, NA

Additional Grantors on page

Grantee(s)

SunTrust Mortgage Inc.

<u>- (Trustee)</u>

Additional Grantees on page \_\_\_\_

Legal Description (abbreviated form: i.e. lot, block, plat or sec., washp, rng qrtr) Lot 30, Cedar Heights West, Auditor's file No. 200609220186

Full legal Description on page 4

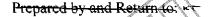
Assessor's Property Tax Parcel/Account Number

P125096

Additional Parcel Numbers 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 non-standard recording for an additional fee as provided in KCW 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



SunTrust Mortgage, Inc. RVW 5043/Final Docs 1001 Semmes Avenue Richmond, VA 23224 MIN # 1000104 0205243454

STM: 0205243454

## SUBORDINATION of MORTGAGE

Made, this day November 30, 2015.

### FROM

Mortgage Electronic Registration Systems, Inc. as nominee for SunTrust Mortgage, Inc. its successors, and assigns, with its primary office at

1901 E Voorhees Street, Suite, C, Danville, IL 61834 (hereinafter called OLD LENDER")

#### TO

Wells Fargo Bank, N.A. (New Lender), with its primary office at

420 Montgomery Street San Francisco. CA 92602 (hereinafter called "NEW LENDER").

WHEREAS, OLD LENDER is the holder of a valid Mortgage, Deed of Trust or Deed to Secure Debt ("Security Instrument") granted by <u>DEBRA A LAWRENCE-VESTEY</u>, <u>A MARRIED PERSON</u> "OWNER" whether one or more) covering certain real property owned by OWNER and located in the County of <u>SKAGIT</u> and State of <u>WASHINGTON</u> more fully described on "Exhibit A" (hereinafter the "PROPERTY") which Security instrument was dated <u>March 27, 2007</u> and recorded on <u>March 30, 2007</u> in the Recorder's office in the county of <u>SKAGIT</u> and State of <u>WASHINGTON</u> in <u>Book# — and Page # — and/or Instrument Number # 200703300219</u> in the amount of \$ 27,950.00 (hereinafter the "PRIOR SECURITY INSTRUMENT"); and

WHEREAS, OWNER has granted NEW LENDER a Security Instrument on the PROPERTY and NEW LENDER has recorded the Security Instrument in the Office of the Recorder's office of SKAGIT County and State of WASHINGTON on 12/31/2015 (date) at Book No \_\_\_\_\_\_, Page \_\_\_\_\_\_ ("NEW LENDER'S SECURITY INSTRUMENT"); in an amount not to exceed \$ 220,781.00 and

WHEREAS the OLD LENDER has agreed to subordinate the PRIOR SECURITY INSTRUMENT to NEW LENDER'S SECURITY INSTRUMENT.

WHEREAS, THEREFORE, INTENDING TO BE LEGALLY BOUND and in consideration of \$1.00 (One Dollar) and other good and valuable consideration, receipt of which is hereby acknowledged, the parties agree as follows:

- 1. Subordination of Lien: The OLD LENDER hereby subordinates the PRIOR SECURITY INSTRUMENT and its lien position in and on the PROPERTY to the NEW LENDER'S Security Instrument and the lien thereof, as if the NEW LENDER'S Security Instrument had been recorded first in time to the PRIOR SECURITY INSTRUMENT and so that all public records will reflect NEW LENDER'S SECURITY INSTRUMENT to be superior in lien to the PRIOR SECURITY INSTRUMENT.
- 2. This Subordination shall be binding upon and inure to the benefit of the respective heirs, successors, and assigns of OLD LENDER and NEW LENDER.
- 3. It is expressly understood and agreed that, except for this subordination, the validity of the Mortgage now held by the OLD LENDER and all terms and condition thereof, is unaffected

"MERS" is Mortgage Electronic Registration Systems, Inc. MERS is a separate corporation that is acting solely as a nominee for Lender and Lender's Successors and assigns. MERS is organized and existing under the law of Delaware, and has a mailing address of P.O. Box 2026, Flint MI 48501-2026, and/or a street address of 1901 E. Voorhees Street, Suite C, Danville, IL 61834. The MERS telephone number is (888) 679-MERS. FOR PURPOSES OF RECORDING THIS DOCUMENT MORTGAGE MERS IS THE MORTGAGE OF RECORD.

WITNESS the hand and seal of the said OLD LENDER

Mortgage Electronic Registration Systems, Inc. as nominee for SunTrust Mortgage, Inc. it successors, and assigns.

By: Kelly R Armstrong

TITLE: Vice President

Witness 1: Deborah Wallace

} SS.

City of Richmond

State of Virginia

 $\}$  SS.

The forgoing instrument was acknowledged before me this 30th day of November 2015, by Kelly R Armstrong (name of official), Vice President (title of official) of Mortgage Electronic Registration Systems, Inc. as nominee for SunTrust Mortgage, Inc., its successors, and assigns, a corporation, on behalf of the corporation. He/she is personally known to me or has produced (known to me) (type of identification) as identification.

Witness 2: Tanyn E. Tinsley

Notary Public

Print Name: Vicky H. Serafim

Title or Rank: Notary

My Commission Expires: 12.31.2018

Serial No, if any: 223868

VICKY H. SERAFIM NOTARY PUBLIC REG. #223869 COMMONWEALTH OF VIRGINIA

MY COMMISSION EXPIRES DECEMBER 31, 2018



Order No.: 20295046 Loan No.: 0387989379

## Exhibit A

# The following described property:

Lot 30, Cedar Heights West, according to the plat thereof recorded September 22, 2006, under Auditor's file No. 200609220186, records of Skagit County, Washington.

Assessor's Parcel No: P125096