



201603010040

Skagit County Auditor

\$78.00

3/1/2016 Page

1 of

6 1:55PM

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Aliquippa, PA 15001

*Use dark black ink and print legibly. Documents not legible will be rejected per RCW 65.04.045 & 65.04.047***DOCUMENT TITLE(S):**

SUBORDINATION

**AUDITOR FILE NUMBER & VOL. & PG. NUMBERS OF DOCUMENT(S)
BEING ASSIGNED OR RELEASED:**

200508160117

201603010039

Additional reference numbers can be found on page _____ of document.

GRANTOR(S):WELLS FARGO BANK, N.A
PAUL J. ZICKLER AND CONNIE ZICKLER

Additional grantor(s) can be found on page _____ of document.

GRANTEE(S):

WELLS FARGO BANK, N.A

Additional grantee(s) can be found on page _____ of document.

**ABBREVIATED LEGAL DESCRIPTION: (Lot, block, plat name OR; qtr/qtr,
section, township and range OR; unit, building and condo name.)**Unit 3-B, Building No. 3, "Vernon Heights Condominium" as per Survey
Map and Plans thereof recorded under Auditor's File No. 9408260062, in
Volume 15 of Plats, Pages 189 through 194, inclusive

Additional legal(s) can be found on page _____ of document.

ASSESSOR'S 16-DIGIT PARCEL NUMBER:

P105850

Additional numbers can be found on page _____ of document.

The Auditor/Recorder will rely on the information provided on this form. The responsibility for the
accuracy of the indexing information is that of the document preparer.

WASHINGTON STATE COUNTY AUDITOR/RECORDER'S INDEXING FORM

Return Address:

Wells Fargo
P.O. Box 31557
MAC B6955-013
Billings, MT 59107-9900

Document Title(s) (or transactions contained therein):

**SUBORDINATION AGREEMENT FOR
SHORT FORM DEED OF TRUST (WITH FUTURE ADVANCE CLAUSE)**

Grantor(s)

Wells Fargo Bank, N.A.
101 North Phillips Avenue, Sioux Falls, SD 57104

Grantee(s)

Wells Fargo Bank, N. A.
101 N PHILLIPS AVE, SIOUX FALLS, SD 57104

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

UNIT 3-B, BLDG. 3, VERNON HEIGHTS CONDO

Additional legal description is on page See Exhibit A of document.

Assessor's Property Tax Parcel or Account Number: P 105850

Reference Number(s) of Documents assigned or released:

Additional references Document ID# 200508160117 at page N/A (or as No. N/A) of the N/A SKAGIT, State of Washington.

Note: The Auditor or Recording Officer will rely on the information provided on this form. The staff will not read the document to verify the accuracy of or the completeness of the indexing information provided herein.

This Instrument Prepared by:

Wells Fargo
MAC P6101-170
P.O. Box 4149
Portland, OR 97208-4149
1-800-945-3056

Return To:
ServiceLink
East Recording Department
400 Corporation Drive
Aliquippa, PA 15001

24423314

[Space Above This Line for Recording Data]

Reference: 75766380758 - 20051747500328

**SUBORDINATION AGREEMENT FOR
SHORT FORM DEED OF TRUST (WITH FUTURE ADVANCE CLAUSE)**

Effective Date: 1/26/2016

Current Lien Amount: \$20,400.00

Senior Lender: Wells Fargo Bank, N. A.

Record Concurrently

Subordinating Lender: Wells Fargo Bank, N.A.

If Wells Fargo Bank, N.A. is subordinating to Wells Fargo Bank, N.A., this document is notice that the lien securing the loan or line of credit serviced by the Wells Fargo Bank Home Equity Group is subordinated to the first lien loan being originated or modified by the Wells Fargo Home Mortgage Group.

Trustee: Wells Fargo Financial National Bank

Property Address: 118 N 6TH ST APT B, MOUNT VERNON, WA 98273

THIS AGREEMENT (the "Agreement"), effective as of the Effective Date above, is made by and among the Subordinating Lender, and the Senior Lender named above.

The Subordinating Lender has an interest in the Property by virtue of a Short Form Deed Of Trust (With Future Advance Clause) (the "Existing Security Instrument") given by PAUL J. ZICKLER, A SINGLE MAN, covering that real property, more particularly described as follows:

See Attached Exhibit A

which document is dated the 8th day of July, 2005, which was recorded in Document ID# 200508160117 at page N/A (or as No. N/A) of the N/A of SKAGIT, State of Washington.

- ☒ The Senior Lender has agreed to make a new loan or amend an existing loan in the original principal amount NOT to exceed \$97,000.00 (the "New Loan or Amended Loan"), provided that the New Loan or Amended Loan is secured by a first lien mortgage on the Property (the "New Security Instrument") in favor of the Senior Lender. To be recorded concurrently with this Agreement. If the New Loan or Amended Loan exceeds this amount, the Subordination Agreement is VOID.

The Subordinating Lender is willing to subordinate the lien of the Existing Security Instrument to the lien of the New Security Instrument under the terms set forth in this Agreement.

☒ N/A The Senior Lender has an existing loan in the original principal amount of N/A (the "Senior Loan") to the Borrower, which was intended to be secured by a first lien mortgage on the Property. The Senior Loan is secured by a Deed of Trust, executed by Borrower, as trustor, in favor of N/A, as trustee for the benefit of Wells Fargo Bank, N. A., as beneficiary and recorded on N/A in N/A N/A at page N/A (or as No. N/A) of the N/A N/A, State of Washington (the "Senior Security Instrument"). Through an inadvertent error, the Junior Security Instrument was recorded prior to the Senior Security Instrument.

The Subordinating Lender is willing to subordinate the lien of the Existing Security Instrument to the lien of the New Security Instrument under the terms set forth in this Agreement.

NOW, THEREFORE, for and in consideration of the above recitals, the covenants herein contained, and for good and valuable consideration, the receipt of which is hereby acknowledged, the parties agree as follows:

A. Agreement to Subordinate

☒ Subordinating Lender hereby subordinates the lien of the Existing Security Instrument, and all of its modifications, extensions and renewals, to the lien of the New Security Instrument. This Agreement is effective as to any sum whose repayment is presently secured or which may in the future be secured by the Existing Security Instrument.

☐ N/A Subordinating Lender hereby subordinates the lien of the Existing Security Instrument, and all of its modifications, extensions and renewals, to the lien of the Senior Lender's Security Instrument. This Agreement is effective as to any sum whose repayment is presently secured or which may in the future be secured by the Existing Security Instrument.

B. Appointment of Substitute Trustee If Applicable

The Existing Security Instrument names N/A, as Trustee and the Subordinating Lender as Beneficiary. The Existing Security Instrument provides that the Subordinating Lender may designate and appoint a substitute Trustee in place of any other trustee by an instrument recorded among the appropriate land records.

The Subordinating Lender hereby removes N/A as Trustee and designates and appoints N/A as substitute Trustee with the same powers and duties as were originally vested in the Original Trustee under the Existing Security Instrument.

C. General Terms and Conditions

Binding Effect – This Agreement shall be binding upon and inure to the benefit of the respective heirs, legal representatives, successors and assigns of the parties hereto and all of those holding title under any of them.

Nonwaiver –

☒ This Agreement may not be changed or terminated orally. No indulgence, waiver, election or non-election by New Lender or the trustee(s) under the New Security Instrument or related documents shall affect this Agreement.

☐ N/A This Agreement may not be changed or terminated orally. No indulgence, waiver, election or non-election by Senior Lender or the trustee(s) under the Existing Security Instrument or related documents shall affect this Agreement.

Severability – The invalidity or unenforceability of any portion of this Agreement shall not affect the remaining provisions and portions of this Agreement.

D. Signatures and Acknowledgements

The Subordinating Lender, through its authorized officer, and the Trustee if applicable, individually or through its authorized officer or other representative, have each set their hand and seal as of the Effective Date above unless otherwise indicated.

SUBORDINATING LENDER:

Wells Fargo Bank, N.A.

By

(Signature)
(Title)

Barbara A. Edwards
Vice President Loan Documentation

JAN 27 2016

Date

FOR NOTARIZATION OF LENDER PERSONNEL

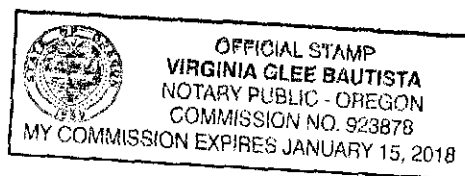
STATE OF Oregon)

COUNTY OF Multnomah)

ss.

The foregoing Subordination Agreement was acknowledged before me, a notary public or other official qualified to administer oaths this 27 day of Jan, 2016 by Barbara A. Edwards, as Vice President Loan Documentation of Wells Fargo Bank, N.A., the Subordinating Lender, on behalf of said Subordinating Lender pursuant to authority granted by its Board of Directors. S/he is personally known to me or has produced satisfactory proof of his/her identity.

Virginia Glee Bautista (Notary Public)



Order No.:
Loan No.:

20423314
0490787793

Exhibit A

The following described property:

Unit 3-B, Building No. 3, "Vernon Heights Condominium" as per Survey Map and Plans thereof recorded under Auditor's File No. 9408260062, in Volume 15 of Plats, Pages 189 through 194, inclusive, Records of Skagit County, Washington, and as further set forth and defined in the certain "Declaration of Condominium Subdivision and Covenants, Conditions, Restrictions and Reservations for Vernon Heights Condominium", recorded under Auditor's File No. 9408260063, Records of Skagit County, Washington.

Together with limited Common Areas assigned to said Unit, and together with an undivided 9.63 percent interest in the Common Areas as more fully set forth and defined in said Declaration.

Situate in the City of Mount Vernon, State of Washington.

Assessor's Parcel No: P105850