



201302270081

Skagit County Auditor

2/27/2013 Page 1 of 4 9:22AM

WHEN RECORDED, RETURN TO:
FIRST AMERICAN MORTGAGE SERVICES
1100 SUPERIOR AVENUE, SUITE 200
CLEVELAND, OHIO 44114
NATIONAL RECORDING

Please print or type information **WASHINGTON STATE RECORDER'S Cover Sheet** (RCW 65.04)

Document Title(s) (or transactions contained therein): (all areas applicable to your document must be filled in)

1. REAL ESTATE SUBORDINATION & AGREEMENT
3. _____ 4. _____

Reference Number(s) of Documents assigned or released:

Additional reference #'s on page _____ of document 200608160082
201302270080

Grantor(s) (Last name, first name, initials)

1. BANK OF AMERICA
2. ERIC D AND TANYA J ROLFS

Additional names on page _____ of document.

Grantee(s) (Last name first, then first name and initials)

1. JP MORGAN CHASE
2. _____

Additional names on page _____ of document.

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

LT 12, PLAT OF SKAGIT ORCHARDS AEN 200109240161

Additional legal is on page 4 of document.

Assessor's Property Tax Parcel/Account Number
assigned P118354

Assessor Tax # not yet

The Auditor/Recorder will rely on the information provided on the 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 processing requirements may cover up or otherwise obscure some part of the text of the original document.

Signature of Requesting Party

This instrument was prepared by:
Bank of America Subordination Unit
4161 Piedmont Parkway
Greensboro, NC 27410

~~After recording return to:~~
Bank of America Collateral Tracking
4161 Piedmont Parkway
Greensboro, NC 27410
Account #: 6820050061XXXX

Bank of America



**Real Estate Subordination Agreement
(Bank of America to Third Party)**

Bank of America, N.A.

This Real Estate Subordination Agreement ("Agreement") is executed as of 10/22/2012, by Bank of America, N.A. ("Subordinator"), having an address of: 4161 Piedmont Parkway Greensboro, NC 27410 in favor of JP MORGAN CHASE BANK, N.A. ("Junior Lien Holder"),

Whereas, Subordinator is the owner and holder of, or creditor under, the indebtedness described in and secured by a security instrument (deed of trust, deed to secure debt or mortgage) dated 07/18/2006, executed

by ERIC D AND TANYA L ROLFS , with a property address of: 312 N 30TH ST, MOUNT VERNON, WA 98273

*300608160082
which was recorded on 8/16/2006, in Volume/Book N/A, Page N/A, and Document Number ~~300008160082~~, and if applicable, modified on , in Volume/Book N/A, Page N/A, Document Number N/A, of the land records of SKAGIT County, WA, as same may have been or is to be modified prior hereto or contemporaneously herewith (the "Senior Lien"), encumbering the land described therein (said land and such improvements, appurtenances and other rights and interests regarding said land, if any, as are described in the Senior Lien being called herein collectively, the "Property"); and

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(for use in ID OR WA)



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Whereas, Junior Lien Holder has been requested to make a loan, line of credit or other financial accommodation to ERIC D AND TANYA L ROLFS (jointly and severally, "Borrower"), to be secured by, without limitation, either a deed of trust, deed to secure debt or mortgage (the "Junior Lien"), covering without limitation, the Property and securing the indebtedness described therein including the payment of a promissory note, line of credit agreement or other borrowing agreement made by Borrower and/or others payable to the order of Junior Lien Holder in the maximum principal face amount of \$ 152,773.00 (the "Principal Amount"), including provisions for acceleration and payment of collection costs (the "Obligation"); the Junior Lien and the Obligation to contain such other terms and provisions as Junior Lien Holder and Borrower shall determine; and

Now, Therefore, for valuable consideration, Subordinator hereby subordinates the Senior Lien to Junior Lien, subject to the terms of this Agreement. The Subordinator's Senior Lien is subordinated to Junior Lien only to the extent of the Principal Amount of the Obligation, any interest or late charges which may accrue thereon, and any amounts advanced pursuant to the terms of the Obligation or the security instrument for the payment of insurance premiums, taxes, costs of collection, protection of the value of the property or Junior Lien Holder's rights in the Property or foreclosure. All other rights of Subordinator now or hereafter existing in or with respect to the Property (including but not limited to all rights and to proceeds of insurance and condemnation) are hereby subordinated, and are and shall remain completely and unconditionally subordinate, to the Junior Lien and the rights of Junior Lien Holder regardless of the frequency or manner of renewal, extension, consolidation or modification of the Junior Lien or the Obligation.

This Agreement shall inure to the benefit of the Subordinator and Junior Lien Holder and their respective successors and assigns, including any purchaser(s) (at foreclosure or otherwise) of the Property or any part thereof, and their respective successors and assigns.

Bank of America, N.A.

By: Jean English
Its: Assistant Vice President

10/22/2012
Date

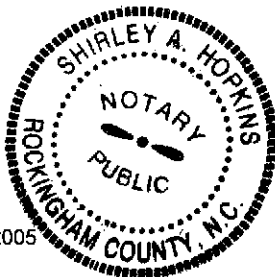


Individual Acknowledgment:

State/Commonwealth/District of North Carolina

County/City of Guilford/Greensboro

On this the Twenty-Second day of October, 2012, before me, Shirley A. Hopkins, the undersigned Notary Public, personally appeared Jean English, who acknowledged him/herself to be the Assistant Vice President of Bank of America, N.A., and that (s)he, as such Assistant Vice President, Being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by him/herself as Assistant Vice President. In witness whereof I hereunto set my hand and official seal.



Shirley A. Hopkins
Signature of Person Taking Acknowledgment
Commission Expiration Date: 03/02/2014

(for use in ID, OR, WA)

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EXHIBIT A

LOT 12, PLAT OF SKAGIT ORCHARDS, ACCORDING TO THE PLAT
THEREOF RECORDED UNDER AUDITOR'S FILE NO. 200109240161,
RECORDS OF SKAGIT COUNTY, WASHINGTON.

SITUATED IN THE COUNTY OF SKAGIT AND STATE OF WASHINGTON.



ABBRV LEGAL

LOT 12 PLAT OF SKAGIT ORCHARDS AFN 200109240161.

PPN: P118354
ERIC D. ROLFS AND TANYA L. ROLFS, HUSBAND AND WIFE

312 NORTH 30TH STREET, MOUNT VERNON WA 98273
Loan Reference Number : 7612634/1199909255
First American Order No: 46245564
Identifier:



 ROLFS
46245564 WA
FIRST AMERICAN ELS
SUBORDINATION AGREEMENT




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