



201601120029

Skagit County Auditor

\$76.00

1/12/2016 Page

1 of

4 12:22PM

**Recording Requested By and  
When Recorded Return To:**

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**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

201601120028

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.

**- (Trustee)**

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

**Legal Description (abbreviated form: i.e. lot, block, plat or sec., twndshp, 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 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

UNOFFICIAL DOCUMENT

Prepared by and Return to: ~~\*\*\*~~

SunTrust Mortgage, Inc.  
RVW 5043/Final Docs  
1001 Semmes Avenue  
Richmond, VA 23224  
MIN # 1000104 0205243454 9  
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 **DEBRA A LAWRENCE-VESTHEY, A MARRIED PERSON** ("OWNER" whether one or more) covering certain real property owned by OWNER and located in the County of **SKAGIT** and State of **WASHINGTON** more fully described on "Exhibit A" (hereinafter the "PROPERTY") which Security Instrument was dated **March 27, 2007** and recorded on **March 30, 2007** in the Recorder's office in the county of **SKAGIT** and State of **WASHINGTON** in Book# --- and Page # --- and/or Instrument Number # **200703300219** 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 MORTGAGEE 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

Kelly R Armstrong (SEAL)

TITLE: Vice President

Deborah Wallace

Witness 1: Deborah Wallace

Taryn E. Tinsley

Witness 2: Taryn E. Tinsley

State of Virginia } SS.

City of Richmond } 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.

Vicky H. Serafim

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**