

When recorded return to:

Private Lending Investments  
PO Box 891  
Burlington, WA 98233

GNW 22-15148

### SUBORDINATION AGREEMENT

NOTICE: THIS SUBORDINATION AGREEMENT RESULTS IN YOUR SECURITY INTEREST IN THE PROPERTY BECOMING SUBJECT TO AND OF LOWER PRIORITY THAN THE LIEN OF SOME OTHER OR LATER SECURITY INSTRUMENT.

P134298/LOTS 7 & 8, BLOCK 28, PLAT OF THE TOWN OF MONTBORNE

The undersigned subordinator and owner agrees as follows:

1. Ronald A. Johnson and Emily N. Johnson referred to herein as "subordinator," is the owner and holder of a mortgage dated November 19, 2020 which is recorded November 23, 2020 under auditor's file No.202011230093, records of Skagit County, Washington.
2. Michael and Tomomi Marquess referred to herein as "lender," is the owner and holder of a mortgage dated April 5, 2022, executed by R and J Dirtworks, Inc., which is recorded under auditor's file No. 202204080058<sup>8th</sup>, records of Skagit County, Washington. (which is to be recorded concurrently herewith).
3. R and J Dirtworks, Inc. referred to herein as "owner," is the owner of all the real property described in the mortgage identified above in Paragraph 2.
4. In consideration of benefits to "subordinator" from "owner," receipt and sufficiency of which is hereby acknowledged, and to induce "lender" to advance funds under its mortgage and all agreements in connection therewith, the "subordinator" does hereby unconditionally subordinate the lien of his mortgage identified in Paragraph 1 above to the lien of "lender's" mortgage, identified in Paragraph 2 above, and all advances or charges made or accruing thereunder, including any extension or renewal thereof.
5. "Subordinator" acknowledges that, prior to the execution hereof, he has had the opportunity to examine the terms of "lender's" mortgage, note and agreements relating thereto, consents to and approves same, and recognizes that "lender" has no obligation to "subordinator" to advance any funds under its mortgage or see to the application of "lender's" mortgage funds, and any application or use of such funds for purposes other than those provided for in such mortgage, note or agreements shall not defeat the subordination herein made in whole or in part.

- 6. It is understood by the parties hereto that "lender" would not make the loan secured by the mortgage in Paragraph 2 without this agreement.
- 7. This agreement shall be the whole and only agreement between the parties hereto with regard to the subordination of the lien or charge of the mortgage first above mentioned to the lien or charge of the mortgage in favor of "lender" above referred to and shall supersede and cancel any prior agreements as to such, or any, subordination including, but not limited to, those provisions, if any, contained in the mortgage first above mentioned, which provide for the subordination of the lien or charge thereof to a mortgage or mortgages to be thereafter executed.
- 8. The heirs, administrators, assigns and successors in interest of the "subordinator" shall be bound by this agreement. Where the word "mortgage" appears herein it shall be considered as "deed of trust," and gender and number of pronouns considered to conform to undersigned.

NOTICE: THIS SUBORDINATION AGREEMENT CONTAINS A PROVISION WHICH ALLOWS THE PERSON OBLIGATED ON YOUR REAL PROPERTY SECURITY TO OBTAIN A LOAN, A PORTION OF WHICH MAY BE EXPENDED FOR OTHER PURPOSES THAN IMPROVEMENT OF THE LAND. IT IS RECOMMENDED THAT, PRIOR TO THE EXECUTION OF THIS SUBORDINATION AGREEMENT, THE PARTIES CONSULT WITH HIS/HER/THEIR ATTORNEYS WITH RESPECT THERETO.

*Ronald A. Johnson*  
 \_\_\_\_\_  
 Ronald A. Johnson

*Emily N. Johnson*  
 \_\_\_\_\_  
 Emily N. Johnson

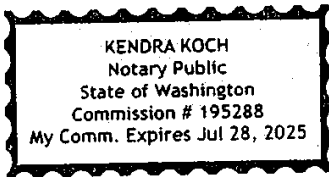
State of WASHINGTON)

) SS.

COUNTY OF Chelan)

I certify that I know or have satisfactory evidence that Ronald A. and Emily N. Johnson, is the person (s) who appeared before me, and who executed the within and foregoing instrument, and acknowledged it to be their free and voluntary act and deed for the uses and purposes therein mentioned.

SUBSCRIBED AND SWORN TO ME this 4 day of April, 2022.



*Kendra Koch*  
 \_\_\_\_\_  
 NOTARY PUBLIC  
 State of Washington  
 My commission expires: July 28, 2025