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20110315000084410 1/3 \$18.00
Shelby Cnty Judge of Probate, AL
03/15/2011 01:51:25 PM FILED/CERT

When Recorded Return To:
Indecomm Global Services
2925 Country Drive
St. Paul, MN 55117
7702399712

SUBORDINATION AGREEMENT

Loan No: 3241842317

55614126-939269 Record 2nd

This Agreement is made this 23rd day of February 2011 by and between **Quicken Loans Inc.**, whose address is 20555 Victor Parkway, Livonia, Michigan 48152, **Mortgage Electronic Registration Systems, Inc.**, ("MERS") as nominee for **Quicken Loans Inc.**, whose address is P.O. Box 2026, Flint, Michigan 48501, (collectively referred to as "Quicken Loans") and **Merchant & Farmers Bank, successor by merger to First National Bank of Shelby County**, whose address is 107 Inverness Corners Birmingham AL 35242 (the "Lienholder").

WHEREAS the Lienholder is the holder of a mortgage/deed of trust/lien in the principal amount of \$100,000.00 executed by **Scott H. Pellet, unmarried** (the "Borrower"), dated December 7, 2005 and recorded on December 16, 2005, as Instrument Number 200512160001651350, in the records of Shelby County ("Lienholder's Lien") covering the property commonly known as 377 Norris Lane, Alabaster, AL 35007 (the "Property") and legally described as:

Situated in the County of Shelby, State of AL:

(See Attached Legal Description)

Tax ID No.: 235150001030004

WHEREAS Quicken Loans intends to make a loan to the Borrower in a principal amount not to exceed \$130,175.00 and dated on or about February 28, 2011 to be secured by a mortgage/deed of trust granted to MERS as nominee for Quicken Loans covering the Property ("Quicken Loans' Lien"), and

WHEREAS Quicken Loans will only make the loan to the Borrower provided that Lienholder's Lien is subordinate to Quicken Loans' Lien, and

WHEREAS Lienholder intends that Quicken Loans' Lien be prior and superior to Lienholder's Lien.

NOW, THEREFORE, it is agreed that in consideration of one dollar and other good and valuable consideration, the adequacy and receipt of which is hereby acknowledged, Lienholder agrees to subordinate and make Lienholder's Lien subordinate and junior in all respects to Quicken Loans' Lien.

Witnesses:

Signature Melissa Butler

Printed Name Melissa Butler

Signature Meredith Mooney

Printed Name Meredith Mooney

STATE OF Alabama

COUNTY OF Shelby SS

On February 23, 2011 before me, Deborah W. Coors (Notary Name), personally appeared Y. Geron Daniel Jr. (Lienholder Representative), personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

Deborah W. Coors (Notary Signature)
Notary Public, County of Shelby, Acting in Shelby County.
State of Alabama
My commission expires 4-24-14
Deborah W. Coors

Witnesses:

Signature Scott Meyer

Printed Name Scott Meyer

Signature Herace Parks

Printed Name Herace Parks

STATE OF MICHIGAN)

COUNTY OF WAYNE) oakland SS

On 2-24, 2011 before me, Lindsay M. Bargin, personally appeared Nicole Scully, **Quicken Loans, MERS Assistant Secretary**, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument. ✓

Lindsay M. Bargin
Notary Public, County of Oakland, Acting in Oakland County.
State of Michigan
My commission expires 12-3-2014
Lindsay M. Bargin

This instrument drafted by and after recording return to: Operations Dept., Quicken Loans Inc., 20555 Victor Parkway, Livonia, Michigan 48152 Nicole Scully

Lienholder Signature:

Signature Y. Geron Daniel Jr.
Lienholder: Merchant & Farmers Bank, successor by merger to First National Bank of Shelby County

Printed Name Y. Geron Daniel Jr
Title Branch Manager

Signature Nicole Scully
Quicken Loans Inc. and Mortgage Electronic Registration Systems, Inc., as nominee for Quicken Loans Inc.
By: Nicole Scully
Quicken Loans, MERS Assistant Secretary

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Legal Description

Tax Id Number(s): 235150001030004

Land Situated in the County of Shelby in the State of AL

Commence at the Southwest corner of the Southwest 1/4 of the Northwest 1/4 of Section 15, Township 21 South, Range 3 West, and run North along the West line of said 1/4-1/4 section for a distance of 435.0 feet; thence right 91 degrees 32 minutes 48 seconds and run East parallel to the South line of said 1/4-1/4 Section for a distance of 435.0 feet to the point of beginning; thence continue along last described course for a distance of 307.0 feet; thence left 91 degrees 32 minutes 48 seconds and run North and parallel to the West line of said 1/4-1/4 Section for a distance of 893.4 feet, more or less, to a point of intersection with the North line of said 1/4-1/4 Section; thence left 88 degrees 18 minutes 24 seconds and run West along the North line of said 1/4-1/4 section for a distance of 307.0 feet; thence left 91 degrees 31 minutes 36 seconds and run South and parallel to the West line of said 1/4-1/4 section for a distance of 893.36 feet to the point of beginning; being situated in Shelby County, Alabama.

Commonly known as: 377 Norris Lane, Alabaster, AL 35007



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