



20120914000350030 1/3 \$20.00  
Shelby Cnty Judge of Probate, AL  
09/14/2012 11:41:40 AM FILED/CERT

This instrument was prepared by: *Stephanie Rodgers*  
Green Tree Servicing LLC

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

*77978138-Rec 2nd*

#### SUBORDINATION OF MORTGAGE

Acct# 89641400

MERS Phone 1-888-679-6377  
MIN# 100073800000292840

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**Subordination Agreement is null and void if: Not recorded within 90 days of acknowledgment date, corrections or changes are made or aforementioned subordination conditions are not met.**

WHEREAS, Mortgage Electronic Registration Systems, Inc. ("MERS"), which is acting solely as nominee for the Lender, American Mortgage Express Corp., and whose address is P.O. Box 2026, Flint, MI 48501-2026, and holder of a mortgage in the amount of \$62,200.00 dated November 29, 2005 and recorded December 5, 2005, as Instrument No. 20051205000629200, Book n/a, Page n/a, hereinafter referred to as "Existing Mortgage", on the following described property,

Property Description:

Lot 21 according to the Survey of Chestnut Forest as recorded in Map Book 22, Page 98, Shelby County, Alabama Records.

Property Address: 203 CHESTNUT FOREST DR, HELENA, AL 35080

WHEREAS, Green Tree Servicing LLC is the investor, hereinafter referred to as "Investor," for the note that is secured by the Existing Mortgage;

WHEREAS, Mary M. McDonald, a married woman and Keith L. McDonald, her husband, as owner(s) (the "Owners") of said property desire to refinance the first lien on said property;

WHEREAS, it is necessary that the new lien to Wells Fargo Bank, N.A., its successors and/or assigns, which secures a note in the amount not to exceed Two hundred forty four thousand four hundred Dollars and 00/100 (\$244,400.00), hereinafter referred to as "New Mortgage", be a first lien on the premises in question,

WHEREAS, MERS and the Investor are willing to subordinate the lien of the Existing Mortgage to the lien of the New Mortgage **with the condition that there are no funds from the closing disbursed to the Owners;**

NOW THEREFORE, in consideration of the promises and other good and valuable consideration, the receipt of which is hereby acknowledged, MERS and the Investor hereby subordinate the lien of the Existing Mortgage to the Lien of the New Mortgage conditioned upon the above-referenced provisions, so that the New Mortgage will be prior and superior in all respects and with regard to all funds advanced thereunder to the lien of the Existing Mortgage.

Mortgage Electronic Registration Systems, Inc.

Robin D. Bryant, Assistant Secretary

Witness 1

Tricia Reynolds

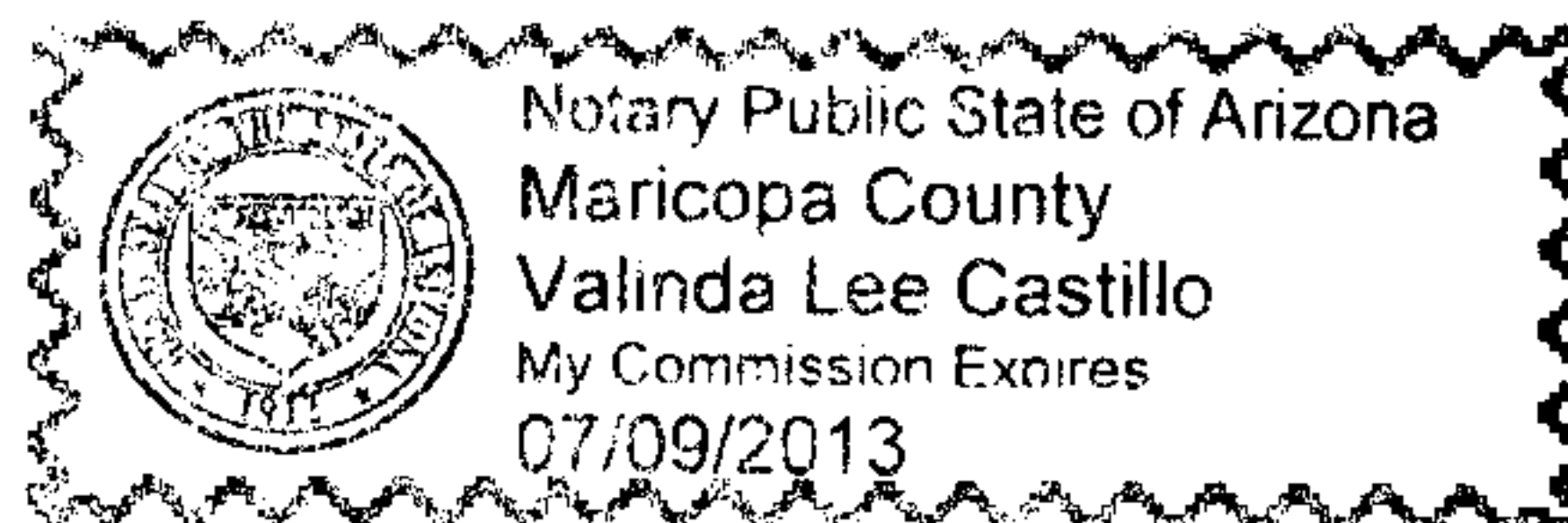
Witness 2

Christian Medina

State of Arizona }  
County of Maricopa } ss.

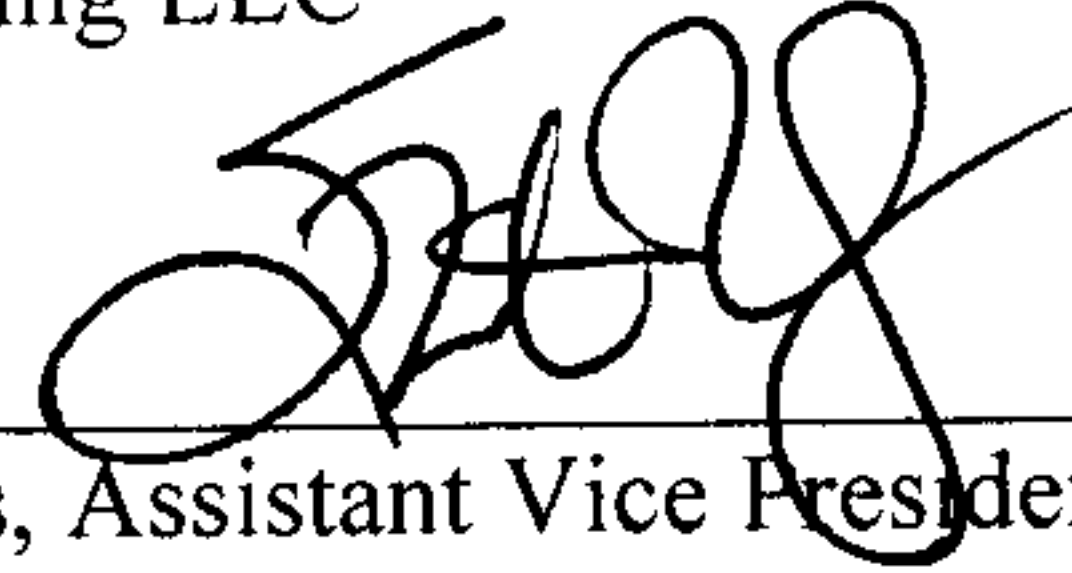
On the 22<sup>nd</sup> day of May in the year 2012 before me, the undersigned, personally appeared Robin D. Bryant, personally known to me or proved to me on the basis of satisfactory evidence to be the individual(s) whose name(s) is(are) subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their capacity(ies), that by his/her/their signature(s) on the instrument, the individual(s), or the person upon behalf of which the individual(s) acted, executed the instrument, and that such individual made such appearance before the undersigned in the City of Tempe, State of Arizona.

Notary Signature



20120914000350030 3/3 \$20.00  
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Green Tree Servicing LLC




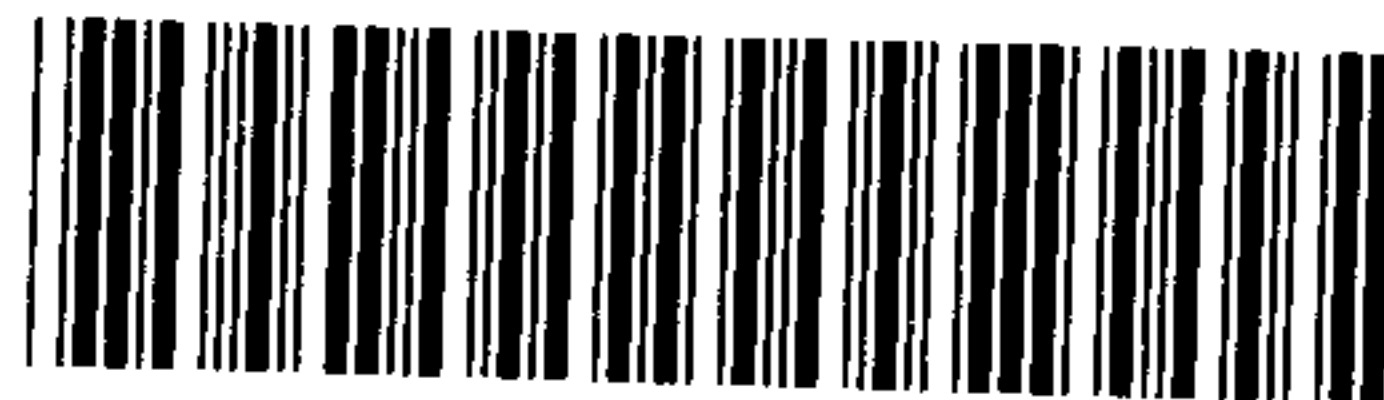
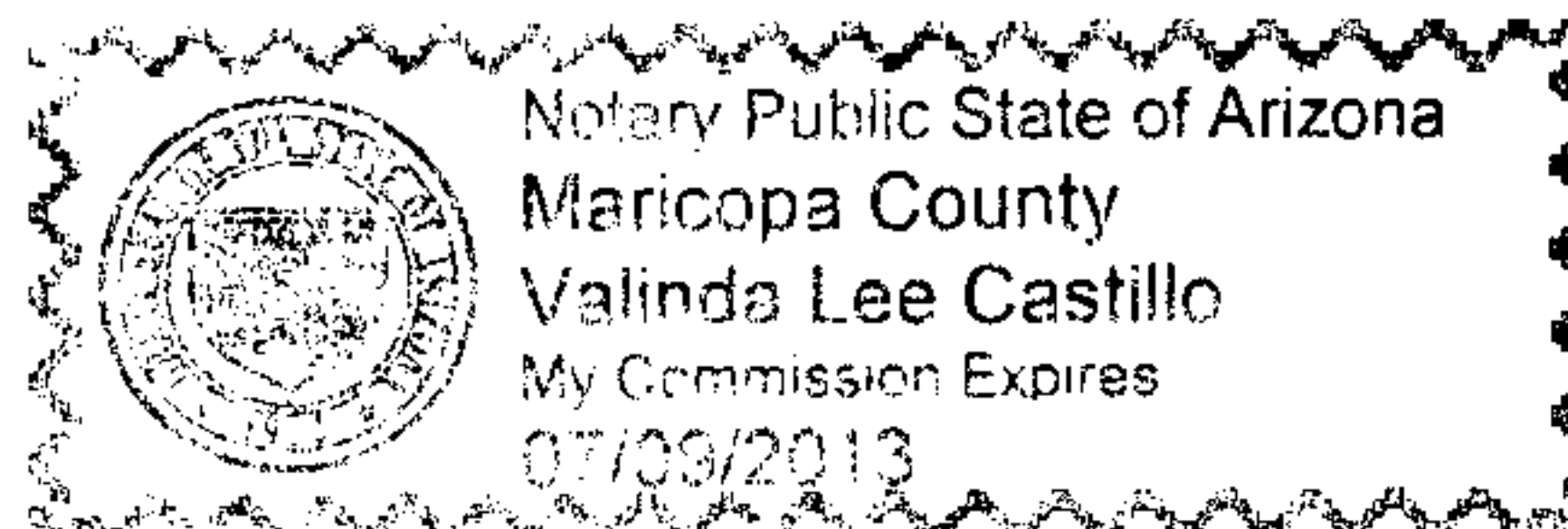
Stephanie Rodgers, Assistant Vice President

Witness 1   
Tricia Reynolds  
Witness 2   
Christian Medina

State of Arizona }  
County of Maricopa } ss.

On the 22<sup>nd</sup> day of May in the year 2012 before me, the undersigned, personally appeared Stephanie Rodgers, personally known to me or proved to me on the basis of satisfactory evidence to be the individual(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 capacity(ies), that by his/her/their signature(s) on the instrument, the individual(s), or the person upon behalf of which the individual(s) acted, executed the instrument, and that such individual made such appearance before the undersigned in the City of Tempe, State of Arizona.

  
Notary Signature



\*U02982789\*

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