



When Recorded Return To:
Indoscomm Global Services
2825 County Drive
St. Paul, MN 55117
78422725-2


20130225000079020 1/3 \$20.00
Shelby Cnty Judge of Probate, AL
02/25/2013 02:03:49 PM FILED/CERT

This instrument was prepared by:
Green Tree Servicing LLC


~~When Recorded return to:~~
Green Tree Servicing LLC
Mortgage Amendments Department
7360 South Kyrene Road T316
Tempe, AZ 85283

SUBORDINATION OF MORTGAGE

(2)

57328723 - 1779922
Acct# 68020516

MERS Phone 1-888-679-6377
MIN# 100039221650025526

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, First Magnus Financial Corporation, and whose address is P.O. Box 2026, Flint, MI 48501-2026, and holder of a mortgage in the amount of \$13,800.00 dated December 14, 2006 and recorded December 27, 2006, as Instrument No. 20051227000663930, Book N/A, Page N/A, hereinafter referred to as "Existing Mortgage", on the following described property,

Property Description:

LOT 7, BLOCK C, ACCORDING TO THE AMENDED MAP OF FOX HAVEN, FIRST SECTOR, AS RECORDED IN MAP BOOK 7, PAGE 86 IN THE PROBATE OFFICE OF SHELBY COUNTY

Property Address: 2217 Pup Run 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, Todd Murphy and Tracy Murphy, Husband and Wife, 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 Quicken Loans, Inc., its successors and/or assigns, which secures a note in the amount not to exceed One hundred twenty one thousand, Eight hundred fifty Dollars and 00/100 (\$121,850.00), hereinafter referred to as "New Mortgage", be a first lien on the premises in question,

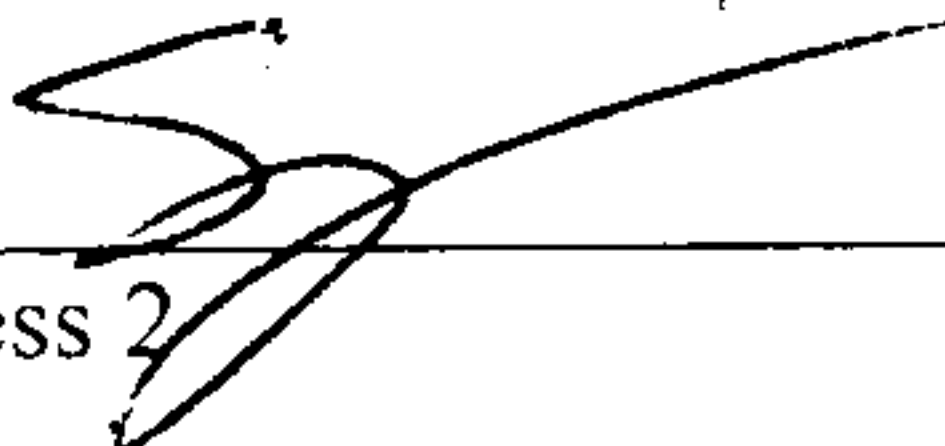
WHEREAS, MERS and the Investor are willing to subordinate the lien of the Existing Mortgage to the lien of the New Mortgage **with the condition that there are no funds from the closing disbursed to the Owners;**

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.


Stephanie Rodgers, Assistant Secretary


Witness 1 Michael Salen

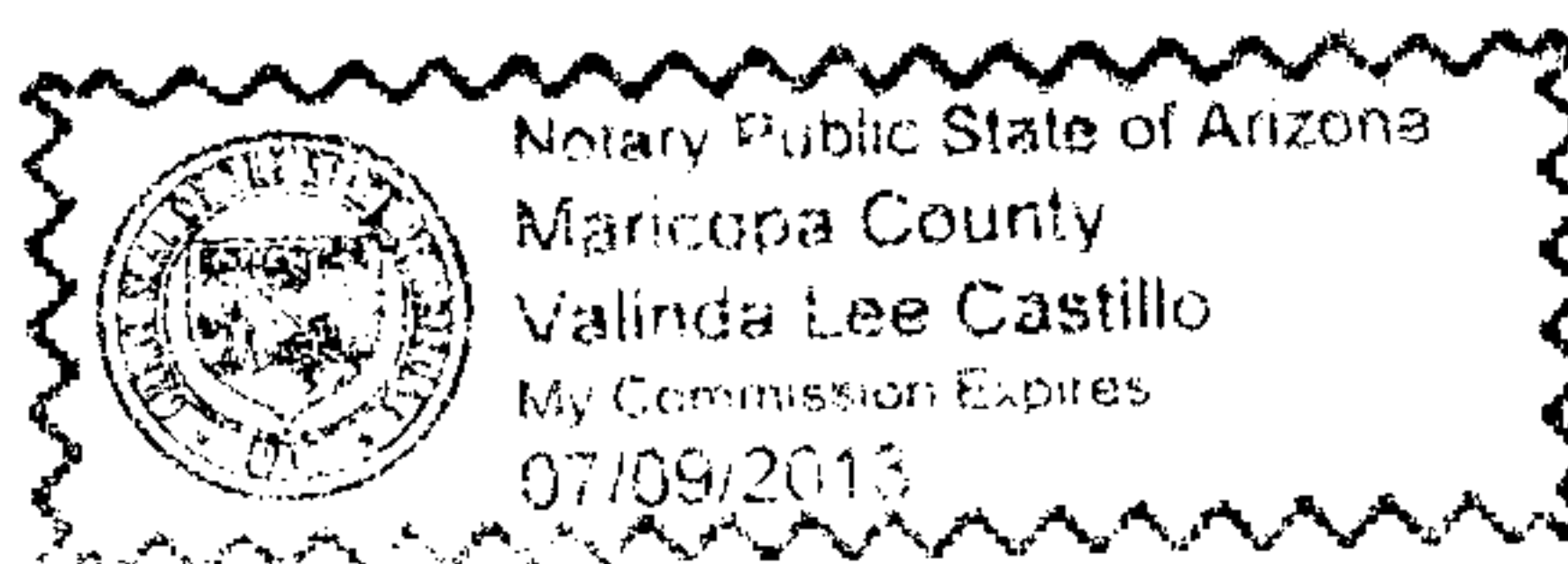

Witness 2 Sam Yoeun

State of Arizona}
County of Maricopa} ss.

On the 4 day of Feb in the year 2013 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.

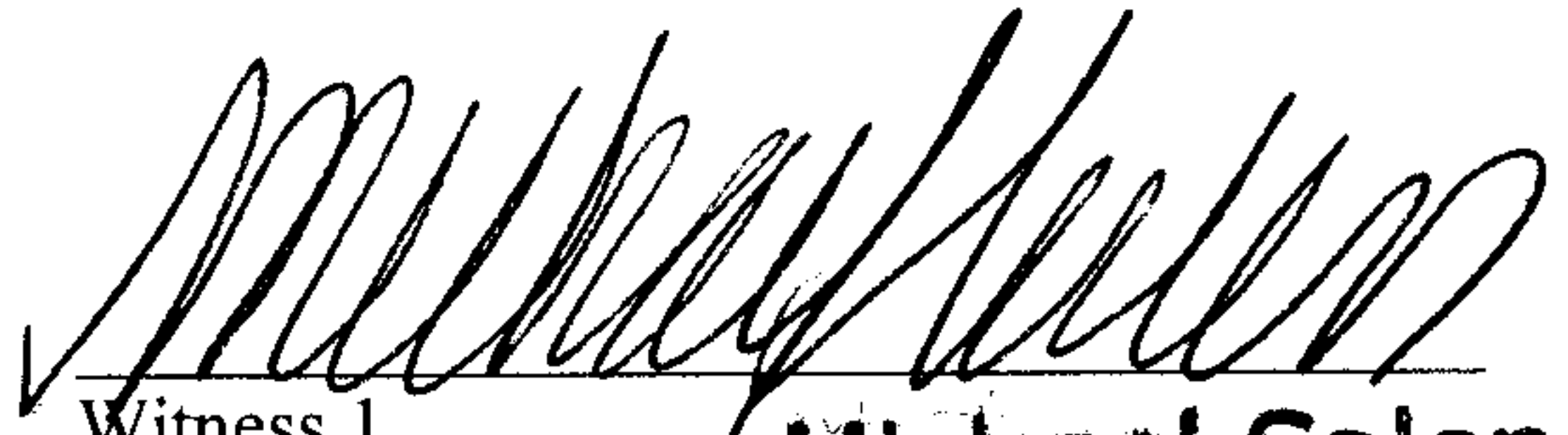

Notary Signature

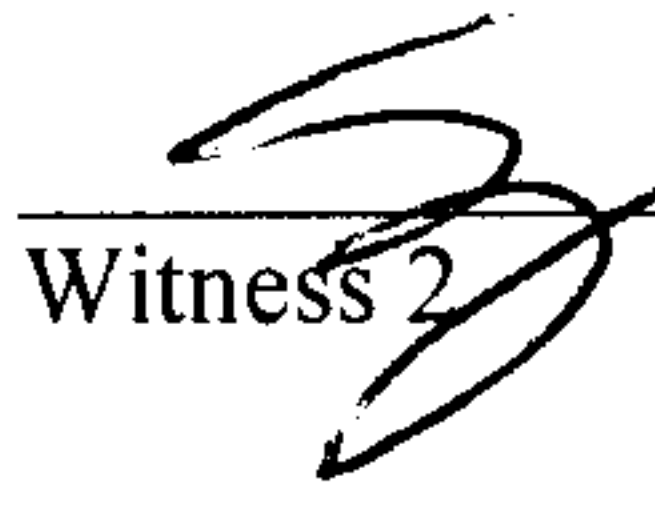


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Green Tree Servicing LLC


Tricia Reynolds, Assistant Vice President


Witness 1 Michael Salen


Witness 2 Sam Yoeun

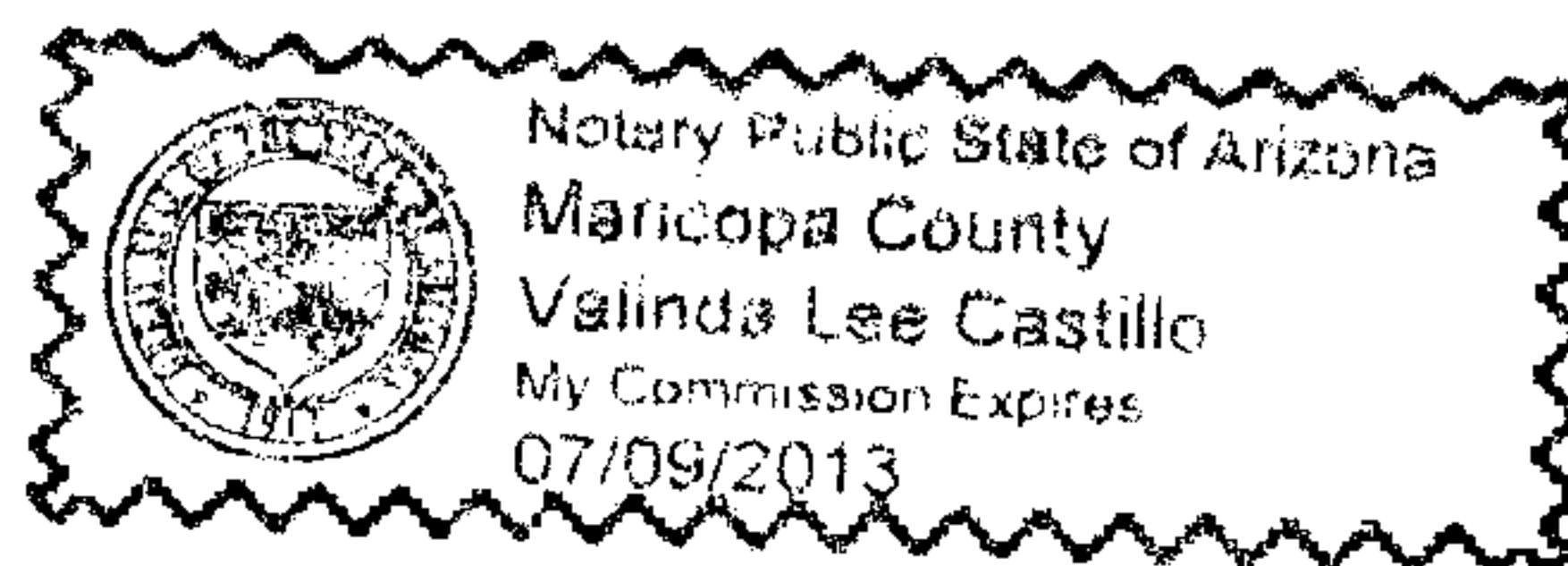
State of Arizona}
County of Maricopa} ss.

On the 4 day of Feb in the year 2013 before me, the undersigned, personally appeared

Tricia Reynolds

, 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




+U03534860+
1371 2/15/2013 78422728/2