

Tax Parcel Number: 105210003026000

Recording Requested By/Return To:

Wells Fargo Bank
Doc. Mgmt. MAC R4058-030
P.O. Box 50010
Roanoke, VA 24022

This Document Prepared By:

Barbara Edwards, Work Director
Wells Fargo
MAC P6051-019
P.O. Box 4149
Portland, OR 97208-4149
1-800-945-3056

When Recorded Return To:

Indecomm Global Services
2925 Country Drive
St. Paul, MN 55117

758 2001 2

20130506000184170 1/4 \$23.00
Shelby Cnty Judge of Probate, AL
05/06/2013 11:47:41 AM FILED/CERT

(257741801-1954014) {Space Above This Line for Recording Data}
Account Number: XXX-XXX-XXX1470-1998

Reference Number: 4386540210140456

**SUBORDINATION AGREEMENT FOR
HOME EQUITY LINE OF CREDIT MORTGAGE**

Effective Date: 4/11/2013

Owner(s): LARRY WAYNE OLVEY
REBECCA G OLVEY

Current Lien Amount: \$100,000.00.

Senior Lender: MERS Inc., As Nominee For Quicken Loans Inc.

Subordinating Lender: Wells Fargo Bank, N.A. A SUCCESSOR IN INTEREST TO WACHOVIA BANK,
NATIONAL ASSOCIATION

If Wells Fargo Bank, N.A. is subordinating to Wells Fargo Bank, N.A., this document is notice that the lien securing the loan or line of credit serviced by the Wells Fargo Bank Home Equity Group is subordinated to the first lien loan being originated or modified by the Wells Fargo Home Mortgage Group.

Property Address: 744 VALLEY VIEW RD, INDIAN SPRINGS, AL 35124

THIS AGREEMENT (the "Agreement"), effective as of the Effective Date above, is made by and among the Subordinating Lender, Owners and the Senior Lender named above.

LARRY WAYNE OLVEY, REBECCA G OLVEY, HUSBAND AND WIFE (individually and collectively the "Owner") own the real property located at the above Property Address (the "Property").

The Subordinating Lender has an interest in the Property by virtue of a Home Equity Line Of Credit Mortgage (the "Existing Security Instrument") given by the Owner, covering that real property, more particularly described as follows:

See Exhibit A

which document is dated the 23rd day of April, 2007, which was filed in Document ID# 20070515000226600 at page N/A (or as No. N/A) of the Records of the Office of the Probate Judge of the County of SHELBY, State of Alabama. The Existing Security Instrument secures repayment of a debt evidenced by a note or a line of credit agreement extended to LARRY WAYNE OLVEY and REBECCA G OLVEY (individually and collectively "Borrower") by the Subordinating Lender.

The Senior Lender has agreed to make a new loan or amend an existing loan in the original principal amount NOT to exceed \$131,300.00 (the "New Loan or Amended Loan"), provided that the New Loan or Amended Loan is secured by a first lien mortgage on the Property (the "New Security Instrument") in favor of the Senior Lender. If the New Loan or Amended Loan exceeds this amount, the Subordination Agreement is VOID.

The Subordinating Lender is willing to subordinate the lien of the Existing Security Instrument to the lien of the New Security Instrument under the terms set forth in this Agreement.

NOW, THEREFORE, for and in consideration of the above recitals, the covenants herein contained, and for good and valuable consideration, the receipt of which is hereby acknowledged, the parties agree as follows:

A. Agreement to Subordinate

Subordinating Lender hereby subordinates the lien of the Existing Security Instrument, and all of its modifications, extensions and renewals, to the lien of the New Security Instrument. This Agreement is effective as to any sum whose repayment is presently secured or which may in the future be secured by the Existing Security Instrument.

B. General Terms and Conditions

Binding Effect – This Agreement shall be binding upon and inure to the benefit of the respective heirs, legal representatives, successors and assigns of the parties hereto and all of those holding title under any of them.

Nonwaiver – This Agreement may not be changed or terminated orally. No indulgence, waiver, election or non-election by New Lender or the trustee(s) under the New Security Instrument or related documents shall affect this Agreement.

Severability – The invalidity or unenforceability of any portion of this Agreement shall not affect the remaining provisions and portions of this Agreement.



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The Subordinating Lender, through its authorized officer, has set its hand and seal as of the Effective Date above unless otherwise indicated.

Wells Fargo Bank, N.A.

APR 11 2013

Date _____

Vice President Loan Documentation
(Title)

STATE OF Oregon)
)ss.
COUNTY OF Multnomah)

Karen Charles Jensen (Notary Public)



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EXHIBIT A - LEGAL DESCRIPTION

Tax Id Number(s): 10 5 21 0 003 026.000

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

LOT 14, ACCORDING TO SURVEY OF BROOKSTONE ESTATES AS RECORDED IN MAP BOOK 4, PAGE 53, IN
THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

Commonly known as: 744 Valley View Rd , Indian Springs, AL 35124



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