



20131031000430940 1/3 \$24.00  
Shelby Cnty Judge of Probate, AL  
10/31/2013 01:12:02 PM FILED/CERT

This instrument was prepared by:

Name: Ricky Booker  
Green Tree Servicing LLC  
7360 South Kyrene Road T316  
Tempe, AZ 85283

Return To:  
LSI-LPS  
East Recording Solutions  
700 Cherrington Parkway  
Coraopolis, PA 15108  
173 30671

#### SUBORDINATION OF MORTGAGE

Acct# 89115308

MERS Phone 1-888-679-6377  
MIN# 100112065728981768

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

**Effective Date: 09/25/13**

WHEREAS, Mortgage Electronic Registration Systems, Inc. ("MERS"), which is acting solely as nominee for the Lender, MortgageIt, Inc., and whose address is P.O. Box 2026, Flint, MI 48501-2026, and holder of a mortgage in the amount of \$63,800.00 dated October 5, 2006 and recorded October 24, 2006, as Instrument No. 20061024000524410, Book N/A, Page N/A, hereinafter referred to as "Existing Mortgage", on the following described property,

Property Description:

✓ Lot 435, according to the Survey of the Final Plat Riverwoods Fourth Sector, Phase II, as recorded in Map Book 31, Page 23, in the Probate Office of Shelby County, Alabama.

Subject to: all easements, restrictions and rights of way of record.

The proceeds of this loan have been applied against the purchase price of the property described herein, conveyed to mortgagor/s simultaneously herewith.

Property Address: 540 Park Lake Lane, Helena, Alabama 35080

WHEREAS, Green Tree Servicing LLC is the servicer or sub-servicer, hereinafter referred to as "Servicer," for the note that is secured by the Existing Mortgage;

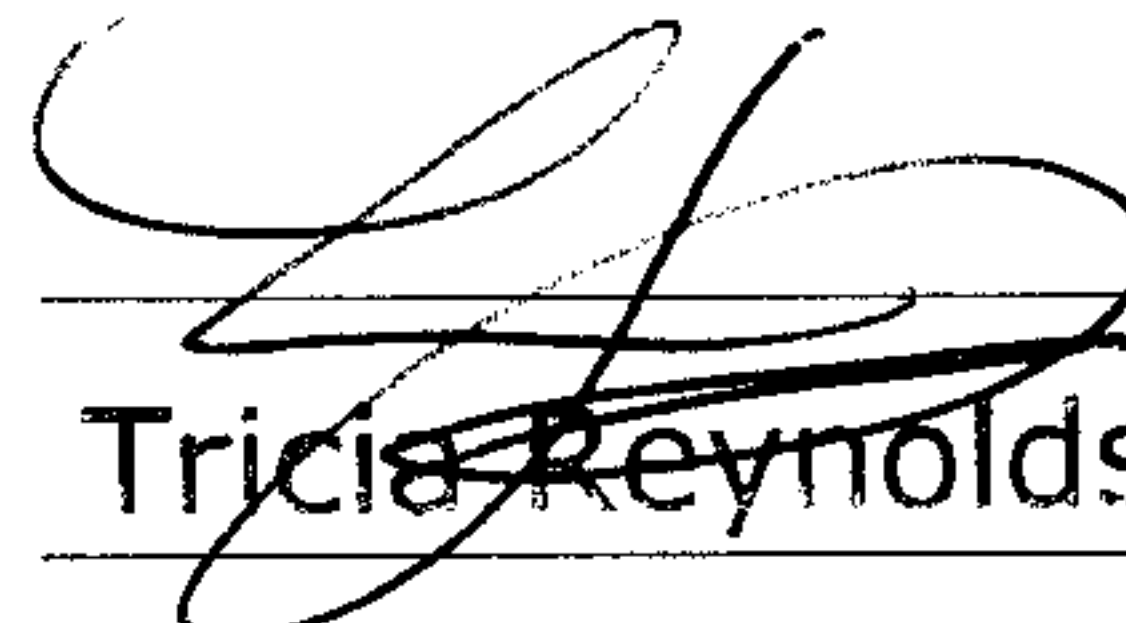
WHEREAS, Quisa Nobles and Lonnie Nobles, Wife and Husband As Joint Tenants, as owner(s) (the "Owners") of said property desire to refinance the first lien on said property;

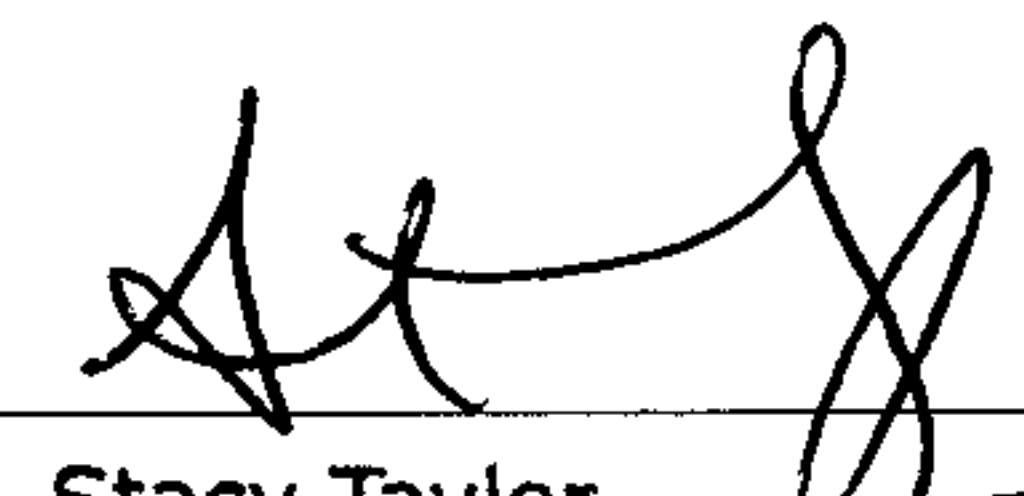
WHEREAS, it is necessary that the new lien to Regions Bank dba Regions Mortgage, its successors and/or assigns, which secures a note in the amount not to exceed Two Hundred Thirty Five Thousand Five Hundred Dollars and 00/100 (\$235,500.00), hereinafter referred to as "New Mortgage", be a first lien on the premises in question. Said New Mortgage is recorded concurrently herewith as Instrument No. 20131031, Book 000430920, Page \_\_\_\_\_.

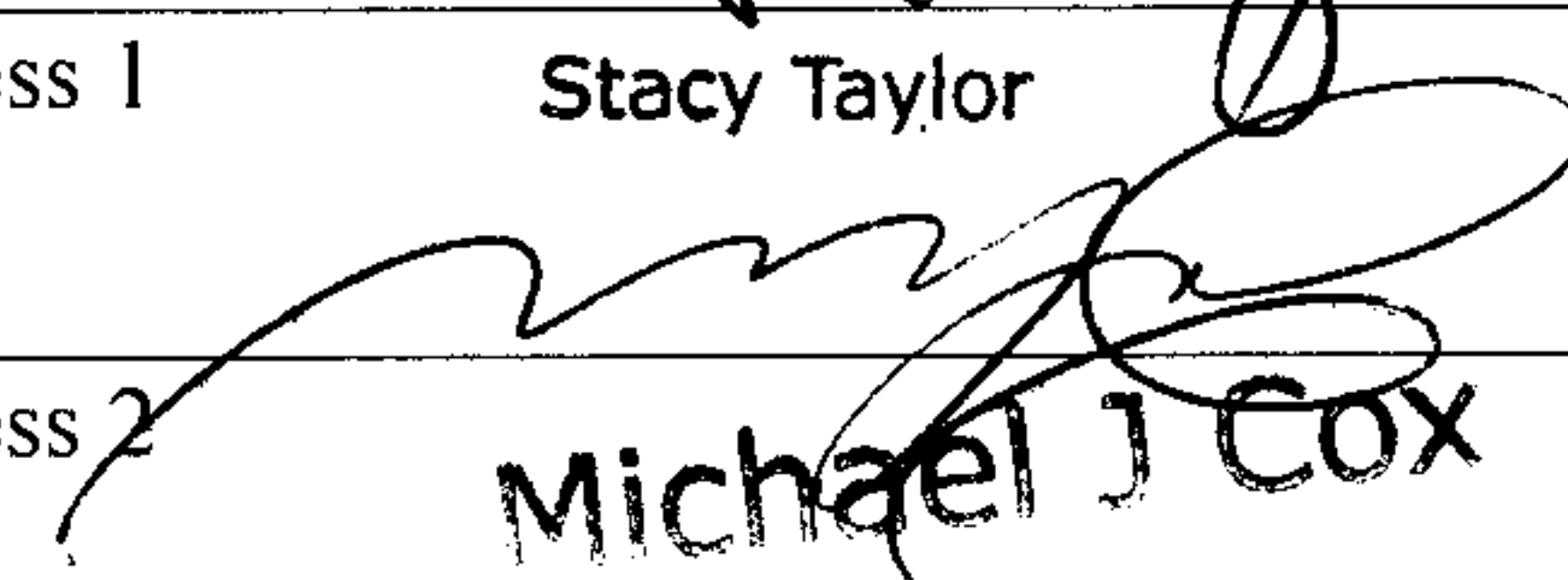
WHEREAS, MERS and the Servicer are willing to subordinate the lien of the Existing Mortgage to the lien of the New Mortgage **with the condition that there are no funds from the closing disbursed to the Owners;**

NOW THEREFORE, in consideration of the promises and other good and valuable consideration, the receipt of which is hereby acknowledged, MERS and the Servicer 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.

  
\_\_\_\_\_  
Tricia Reynolds, Assistant Secretary

Witness 1   
Stacy Taylor

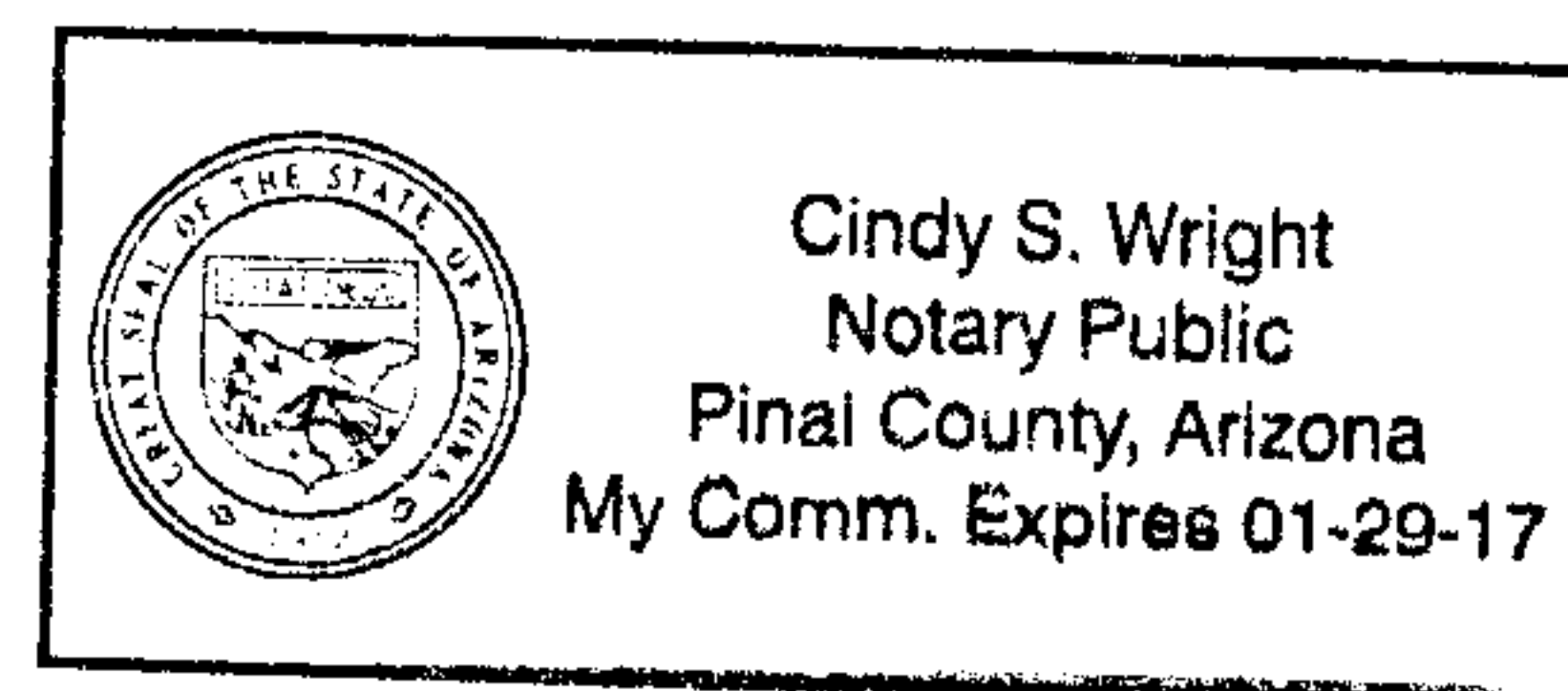
Witness 2   
Michael J Cox

State of Arizona}  
County of Maricopa} ss.

On the 26 day of September in the year 2013 before me, the undersigned, personally appeared  
**Tricia Reynolds**

\_\_\_\_\_, Assistant Secretary of Mortgage Electronic Registration Systems, Inc., 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



Green Tree Servicing LLC



Raymond Love, Assistant Vice President

Witness 1

  
Stacy Taylor

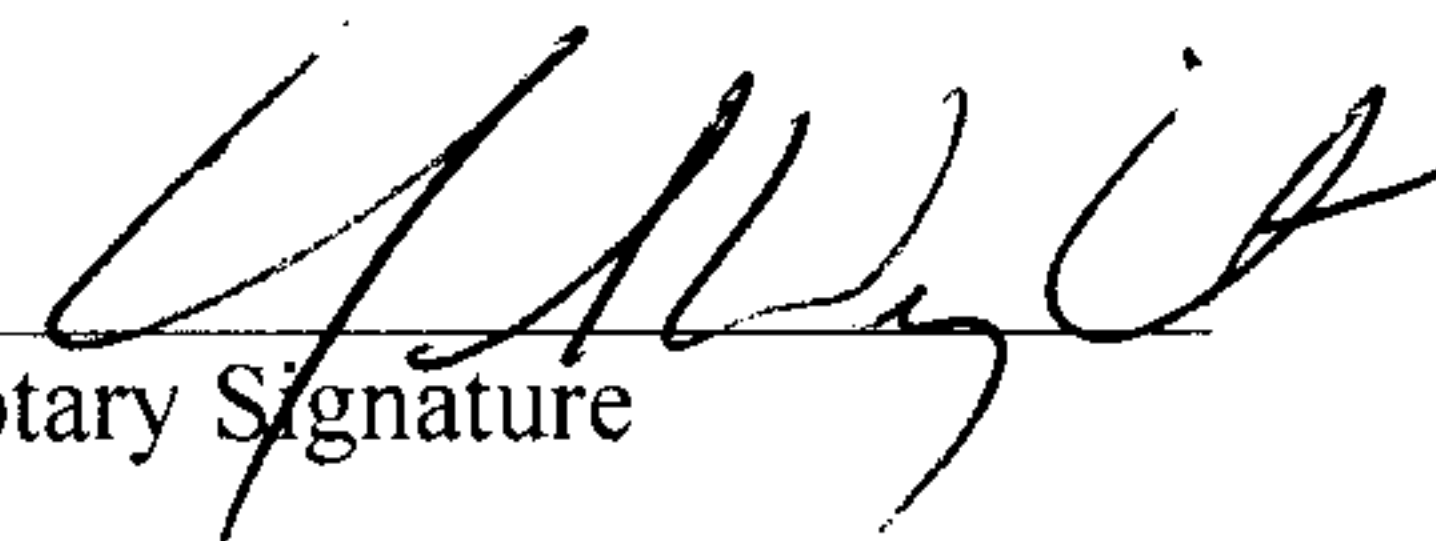
Witness 2

  
Michael J. Cox

State of Arizona}  
County of Maricopa} ss.

On the 26 day of September in the year 2013 before me, the undersigned, personally appeared  
Raymond Love

, as Assistant Vice President of Green Tree Servicing LLC,  
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

