

20140317000072620 03/17/2014 10:27:18 AM
SUBAGREM 1/4

This instrument was prepared by:


Name: Stacy Taylor
Green Tree Servicing LLC
7360 South Kyrene Road T316
Tempe, AZ 85283

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

SUBORDINATION OF MORTGAGE

Acct# 89832601

MERS Phone 1-888-679-6377
MIN# 100039032109846382

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.

58764751-2461008
Effective Date: February 18, 2014

②

WHEREAS, Mortgage Electronic Registration Systems, Inc. ("MERS"), which is acting solely as nominee for the Lender, Quicken Loans Inc, and whose address is P.O. Box 2026, Flint, MI 48501-2026, and holder of a mortgage in the amount of \$49,250.00 dated March 20, 2007 and recorded April 13, 2007, as Instrument No. 20070413000172280, Book N/A, Page N/A, hereinafter referred to as "Existing Mortgage", on the following described property,

Property Description:

**BEING LOT NUMBER 26 IN SURVEY OF THE GROVE AS SHOWN IN THE
RECORDED PLAT/MAP THEREOF IN MAP BOOK 35 PAGE 91 OF SHELBY
COUNTY RECORDS.**

Property Address: 205 Widgeon Cir Alabaster, Alabama 35007

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, Rusty Martin and Michelle Martin 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 Mortgage Electronic Registration Systems Inc as nominee for Quicken Loans Inc, its successors and/or assigns, which secures a note in the amount not to exceed Two Hundred Twenty Thousand Eight Hundred Fifty Dollars and 00/100 (\$220,850.00), 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. _____, Book ---, Page ---, RD. 3/12/2014
20140312000069640

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.



Debbra Cochran, Assistant Secretary

Witness 1



Michael Salen

Witness 2

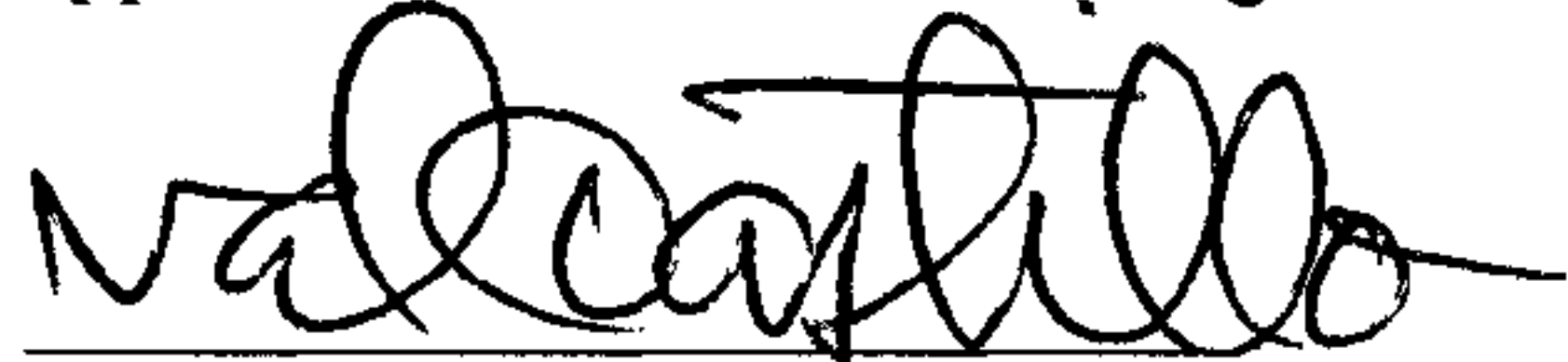


Erica Guillen

State of Arizona}
County of Maricopa} ss.

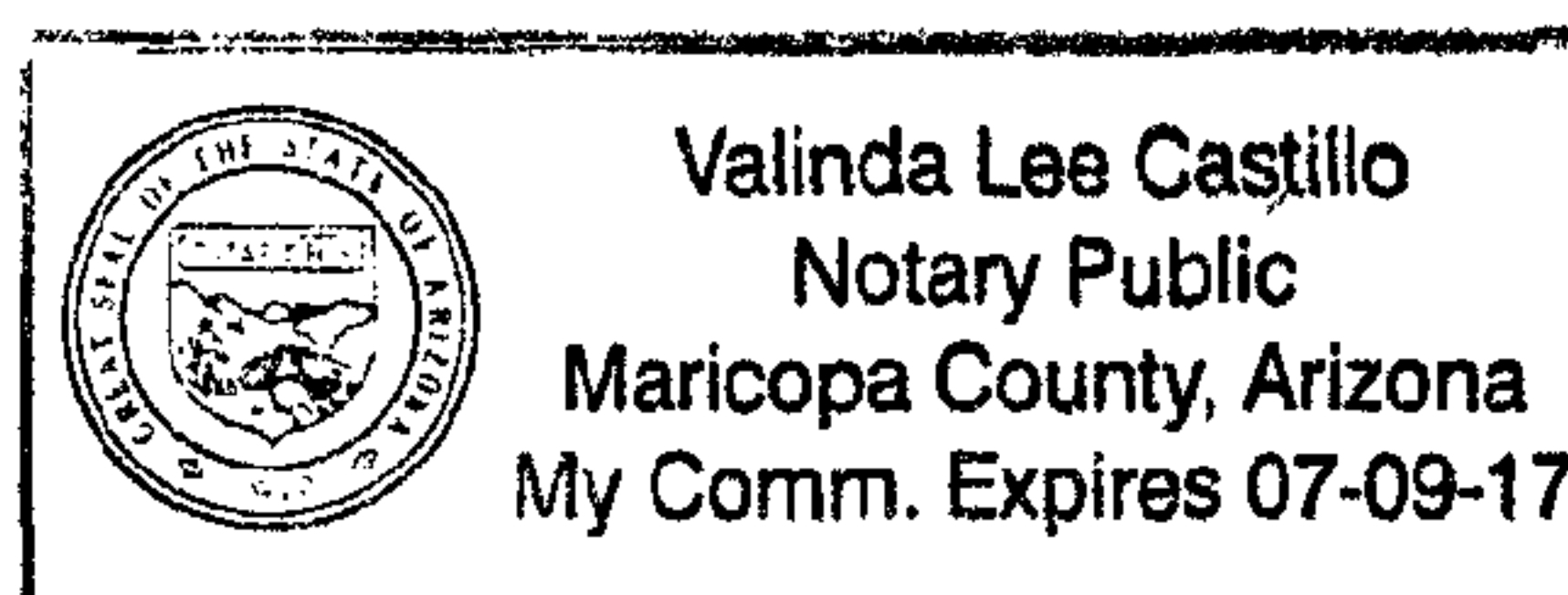
On the 19 day of Feb in the year 2014 before me, the undersigned, personally appeared

Debbra Cochran, 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

Valinda Lee Castillo



Green Tree Servicing LLC


Sam Yoeun

, Assistant Vice President

Witness 1


Michael Salen

Witness 2

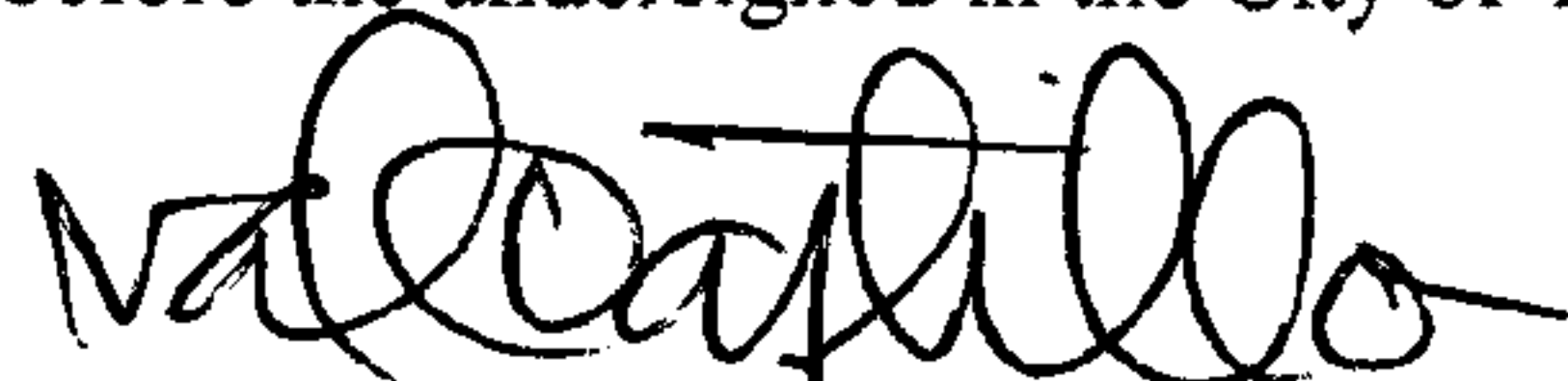

Erica Guillen

State of Arizona}
County of Maricopa} ss.

On the 19 day of Feb in the year 2014 before me, the undersigned, personally appeared

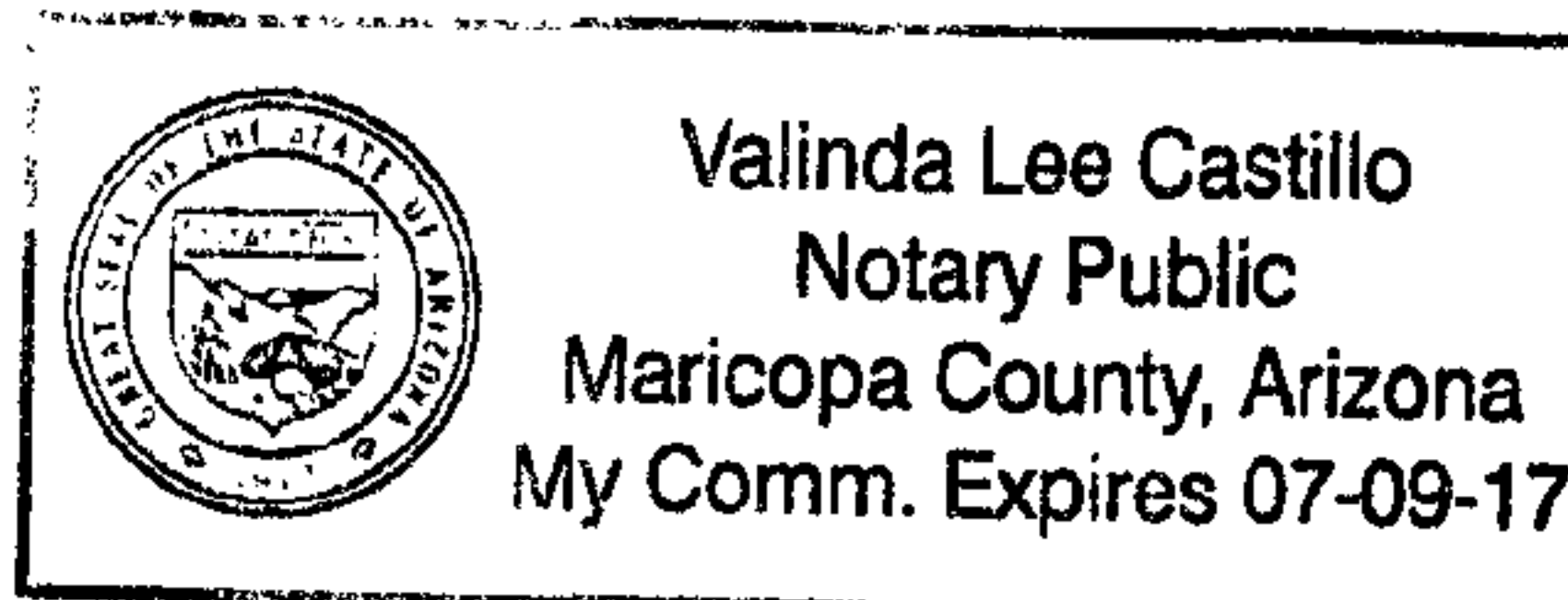
Sam Yoeun

, 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

Valinda Lee Castillo



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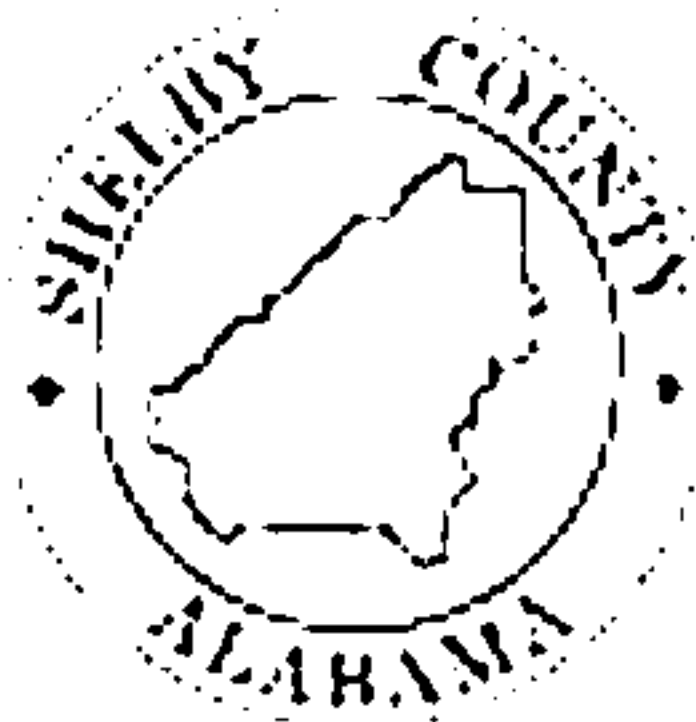
EXHIBIT A - LEGAL DESCRIPTION

Tax Id Number(s): 23 6 14 1 002 026.000

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

LOT 26, ACCORDING TO THE SURVEY OF THE GROVE, AS RECORDED IN MAP BOOK 35, PAGE 91, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

Commonly known as: 205 Widgeon Cir , Alabaster, AL 35007



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
03/17/2014 10:27:18 AM
\$26.00 CHERRY
20140317000072620

A handwritten signature in black ink, appearing to be "J. W. Fuhrmeister", is written over the printed name and title of the Probate Judge.