20140506000135950
05/06/2014 02:56:44 PM
SUBAGREM 1/4

This instrument was prepared by:

Name: Tricia Reynolds
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

MERS Phone 1-888-679-6377
MIN# 100133700023902086

Acct# 89886970

589973O4- 2516779 (2)

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: April 17, 2014

WHEREAS, Mortgage Electronic Registration Systems, Inc. ("MERS"), which is acting solely as nominee for the Lender, Countrywide Bank, FSB, and whose address is P.O. Box 2026, Flint, MI 48501-2026, and holder of a mortgage in the amount of $24,000.00 dated August 24, 2007 and recorded August 30, 2007, as Instrument No. 20070830000409350, Book N/A, Page N/A, hereinafter referred to as "Existing Mortgage", on the following described property,
Property Description:
Lot 42, Block 2, according to the Survey of Wildewood Village, Fifth Addition, as recorded in Map Book 9, Page 165, in the Probate Office of Shelby County, Alabama.
Property Address: 3494 Wildewood Dr, Pelham, AL 35124

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, Lucrecia Rubio, unmarried, 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 One Hundred Thousand Two Hundred Seventy Five Dollars and 00/100 ($100,275.00), 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. 20140505000134100, Book 0, Page 0.

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 Ricky Booker

Witness 2 Kelvan E. Raff

State of Arizona}
County of Maricopa} ss.

On the 18 day of April in the year 2014 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
Cindy S. Wright

Cindy S. Wright
Notary Public
Pinal County, Arizona
My Comm. Expires 01-29-17

Green Tree Servicing LLC

Sam Yoeun, Assistant Vice President

Witness 1 Ricky Booker

Witness 2 Kelvan E. Raff

State of Arizona}
County of Maricopa} ss.

On the 18 day of April 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 Cindy S. Wright

Cindy S. Wright
Notary Public
Pinal County, Arizona
My Comm. Expires 01-29-17

EXHIBIT A - LEGAL DESCRIPTION

Tax Id Number(s): 13 1 01 2 001 003.147

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

LOT 42, BLOCK 2, ACCORDING TO THE SURVEY OF WILDEWOOD VILLAGE, FIFTH ADDITION, BOOK 9, PAGE 165, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

Commonly known as: 3494 Wildewood Dr , Pelham, AL 35124

Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
05/06/2014 02:56:44 PM
$23.00 CHERRY
20140506000135950