

145500

BOOK 227 PAGE 536

AFTER RECORDING MAIL TO:

Clark County School Employees Credit Union
P.O. Box 1739
Vancouver, WA 98668-1739

FILED
SPRINGFIELD, WASH
BY DEASTABIA CO, 11166

AUG -6 12 05 PM '02
J. MICHAEL GARRISON

Filed for Record at Request of:
Clark County School Employees Credit Union



First American Title
Insurance Company

SUBORDINATION AGREEMENT

File No: 4282-10164 (CJK)

Date: July 31, 2002

Abbreviated Legal:
Additional Legal on page:
Assessor's Tax Parcel No(s):

NOTICE: THIS SUBORDINATION AGREEMENT RESULTS IN YOUR SECURITY INTEREST IN THE PROPERTY BECOMING SUBJECT TO AND OF LOWER PRIORITY THAN THE LIEN OF SOME OTHER OR LATER SECURITY INSTRUMENT.

The undersigned subordinator and owner agrees as follows:

1. **Clark County School Employees Credit Union** referred to herein as "subordinator," is the owner and holder of a mortgage dated **July 1, 1998** which is recorded in volume **179** of Mortgages, page **129** under auditor's file no. **132149**, records of **Skamania County**.
2. **Clark County School Emp. Credit Union** referred to herein as "lender," is the owner and holder of a mortgage dated **July 30, 2002** executed by **James F. Wright and Cheryl Wright** (which is recorded in volume **227** of Mortgages, page **510** under auditor's file No. **145499**, records of **Skamania County**) (which is to be recorded concurrently herewith).
3. **James F. Wright and Cheryl Wright** referred to herein as "owner," is the owner of all the real property described in the mortgage identified above in Paragraph 2.
4. In consideration of benefits to "subordinator" from "owner," receipt and sufficiency of which is hereby acknowledged, and to induce "lender" to advance funds under its mortgage and all agreements in connection therewith, the "subordinator" does hereby unconditionally subordinate the lien of his mortgage identified in Paragraph 1 above to the lien of "lender's" mortgage, identified in Paragraph 2 above, and all advances or charges made or accruing thereunder, including any extension or renewal thereof.

APN:

Subordination Agreement
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5. "Subordinator" acknowledges that, prior to the execution hereof, he has had the opportunity to examine the terms of "lender's" mortgage, note and agreements relating thereto, consents to and approves same, and recognizes that "lender" has no obligation to "subordinator" to advance any funds under its mortgage or see to the application of "lender's" mortgage funds, and any application or use of such funds for purposes other than those provided for in such mortgage, note or agreements shall not defeat the subordination herein made in whole or in part.
6. It is understood by the parties hereto that "lender" would not make the loan secured by the mortgage in Paragraph 2 without this agreement.
7. This agreement shall be the whole and only agreement between the parties hereto with regard to the subordination of the lien or charge of the mortgage first above mentioned to the lien or charge of the mortgage in favor of "lender" above referred to and shall supersede and cancel any prior agreements as to such, or any, subordination including, but not limited to, those provisions, if any, contained in the mortgage first above mentioned, which provide for the subordination of the lien or charge thereof to a mortgage or mortgages to be thereafter executed.
8. The heirs, administrators, assigns and successors in interest of the "subordinator" shall be bound by this agreement. Where the word "mortgage" appears herein it shall be considered as "deed of trust," and gender and number of pronouns considered to conform to undersigned.

Executed this 2nd day of August, 20 02

NOTICE: THIS SUBORDINATION AGREEMENT CONTAINS A PROVISION WHICH ALLOWS THE PERSON OBLIGATED ON YOUR REAL PROPERTY SECURITY TO OBTAIN A LOAN, A PORTION OF WHICH MAY BE EXPENDED FOR OTHER PURPOSES THAN IMPROVEMENT OF THE LAND. IT IS RECOMMENDED THAT, PRIOR TO THE EXECUTION OF THIS SUBORDINATION AGREEMENT, THE PARTIES CONSULT WITH HIS/HER/THEIR ATTORNEYS WITH RESPECT THERETO.

SUBORDINATOR:

Clark County School Employees Credit Union

By: Kristi A. Walter

APN:

Subordination Agreement
- continued

File No.: 4282-10164 (CJK)
Date: 07/31/2002

STATE OF Washington)
COUNTY OF Clark)-ss
)

I certify that I know or have satisfactory evidence that **Kristi A. Walter**, is/are the person(s) who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument, on oath stated that he/she/they is/are authorized to execute the instrument and acknowledged it as the **Real Estate Lending Manager of Clark County School Employees Credit Union** to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: 8/2/02

CAROL LARSON
NOTARY PUBLIC
STATE OF WASHINGTON
COMMISSION EXPIRES
NOVEMBER 29, 2003

Carol Larson

Notary Public in and for the State of Washington
Residing at: Vancouver WA
My appointment expires:

11/29/03

OWNER:

James F. Wright
James F. Wright

Cheryl Wright
Cheryl Wright

STATE OF Washington)
COUNTY OF Clark)-ss
)

I certify that I know or have satisfactory evidence that **James F. Wright and Cheryl Wright**, is/are the person(s) who appeared before me, and said person(s) acknowledged that he/she/they signed this instrument and acknowledged it to be his/her/their free and voluntary act for the uses and purposes mentioned in this instrument.

Dated: 8/1/02

C. J. KRAUS
NOTARY PUBLIC
STATE OF WASHINGTON
COMMISSION EXPIRES
MAY 1, 2006

C. J. Kraus
C. J. Kraus
Notary Public in and for the State of Washington
Residing at: Vancouver
My appointment expires: 05/01/06