

When recorded return to:

SALAL CREDIT UNION
PO BOX 75029
SEATTLE, WA 98175-0029

SUBORDINATION AGREEMENT

20-146804

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. Salal Credit Union, referred to herein as "subordinator," is the owner and holder of a(n) FINANCING STATEMENT dated 02-26-2019, which is recorded under auditor's file No. 2019000291, records of Skamania County, WA.
2. United Wholesale Mortgage, ISAOA, referred to herein as "lender," is the owner and holder of a mortgage dated 3-30-2020 executed by Matthew Hansen and Lindsay Ann Hansen, which is recorded under auditor's file No. 2020 000791, records of Skamania County, WA on in the amount of \$ 508,000, which is to be recorded concurrently herewith. This mortgage has an interest rate of 3.195 %.
3. Matthew Hansen and Lindsay Ann Hansen, referred to herein as "owner", is the owner of all the real property known as 181 Mathews RD, Washougal, WA 98671, described in the mortgage identified above in paragraph 2, and for which the legal description is Exhibit A.
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 Financing Statement 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.
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 Financing Statement 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 Financing Statement 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.

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.

Borrower(s):

Salal Credit Union:

Dated: 03-30-2020
[Signature]
[Signature]

Dated: 3/20/20
[Signature]
Trichell Avaava

STATE OF WA
COUNTY OF CLALLAM SS.

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

Dated: 3-30-2020

Notary signature: [Signature]
Notary name printed or typed: Christine Clapp
Notary Public in and for the State of WA
Residing at Washouga
My appointment expires: 1-4-2022



STATE OF WA
COUNTY OF KING SS.

I certify that I know or have satisfactory evidence that Trichell Avaava is the person(s) who appeared before me, and said person(s) acknowledged that s/he signed this instrument, on oath stated that s/he is authorized to execute the instrument and acknowledge it as the MORTGAGE SERVICER of SALAL CREDIT UNION to be the free and voluntary act of such party(ies) for the uses and purposes mentioned in this instrument.

Dated: 3/20/2020

Notary signature: [Signature]
Notary name printed or typed: DIANE REDMOND
Notary Public in and for the State of WA
Residing at King
My appointment expires: 8/3/2020

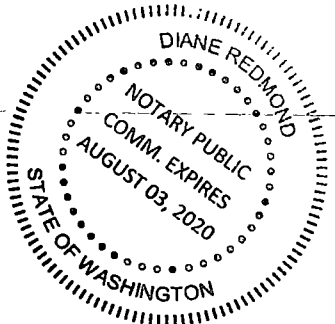


EXHIBIT "A"
LEGAL DESCRIPTION

A tract of land located in the North half of the Southwest Quarter of the Northwest Quarter of Section 20, Township 2 North, Range 5 East of the Willamette Meridian, described as follows:

BEGINNING at the Southwest Corner of the North Half of the Southwest Quarter of the Northwest Quarter; thence East along the South Line of said North Half, a distance of 330 feet to the True Point of Beginning of this description; thence continuing East along said South Line, a distance of 264 feet; thence North parallel with the West line of said Southwest Quarter of the Northwest Quarter, a distance of 660 feet to a point on the North line of the Southwest Quarter of the Northwest Quarter; thence West along said North Line, a distance of 264 feet; thence South parallel with the West line of said Southwest Quarter of the Northwest Quarter, a distance of 660 feet to the True Point of Beginning.

ALSO KNOWN AS Lot 1 of Robert M. and Bertha P. Morson Short Plat, recorded April 25, 1979, under Auditor's File No. 88401, in Book 2 of Short Plats, Page 99, Skamania County Records, State of Washington.