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FILED NO. _____
BOOK 2003 PAGE 2123
2003 APR 14 PM 12:42
MICKI UTSLER
RECORDER
MADISON COUNTY, IOWA

REC \$ 15.00
AUD \$ _____
R.M.F. \$ 1.00

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Prepared by: **Amy Walsh**
Wells Fargo Home Mortgage
7015 Vista Drive
West Des Moines, IA 50266

Account Number: 10013322297001

SUBORDINATION AGREEMENT

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

This Agreement is made this 7th day of April, 2003, by **Wells Fargo Bank Iowa, N.A.**, a national bank with its headquarters located at 7th & Walnut Streets, Des Moines, Iowa, (herein called "Lien Holder"), for the benefit of **Wells Fargo Home Mortgage, Inc.** with its main office located in the State of **Iowa** (herein called the "Lender").

RECITALS

Lien Holder is the beneficiary/mortgagee under a deed of trust/mortgage, dated December 9, 2002, executed by Terry R. Cooper and Jennifer A. Cooper (the "Debtor") which was recorded in the county of Madison, State of Iowa, in Book 2002 at Page 5978 on December 9, 2002, (the "Subordinated Instrument") covering real property located in Winterset in the above-named county of Madison, State of Iowa, as more particularly described in the Subordinated Instrument (the "Property").

Lot 13 of Corkrean Third Addition to the City of Winterset, Madison County, Iowa

Lender will make a loan to the Debtor secured by a deed of trust/mortgage on the Property which will be recorded (the "Lender Instrument"). The Lender Instrument will secure a promissory note/line of credit agreement in the amount of \$162,800.00.

Lien Holder has agreed to execute and deliver this Subordination Agreement.



ACCORDINGLY, in consideration of the property and for other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Lien Holder hereby agrees with Lender as follows:

1. Regardless of any priority otherwise available to Lien Holder, the lien of the Subordinated Instrument is, shall be and shall remain fully subordinate for all purposes to the lien of the Lender Instrument, to the full extent of the sum secured by the Lender Instrument, including not only principal and interest on the principal indebtedness secured thereby but all other sums secured by the Lender Instrument, excluding non-obligatory future advances.
2. Lien Holder warrants to Lender that Lien Holder presently owns the Subordinated Instrument and indebtedness secured thereby, free and clear of all liens, security interests and encumbrances.
3. This Agreement is made under the laws of the State of Iowa. It cannot be waived or changed, except by a writing signed by the parties to be bound thereby. This Agreement is made between Lender and Lien Holder. It shall be binding upon Lien Holder and the successors and assigns of Lien Holder, and shall inure to the benefit of, and shall be enforceable by, Lender and its successors and assigns. Neither the Debtor nor any other person (except Lender, its successors and assigns), shall be entitled to rely on, have the benefit of or enforce this Agreement.

IN WITNESS WHEREOF, this Subordination Agreement is executed on the day and year first above stated.

Wells Fargo Bank Iowa, N.A.

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

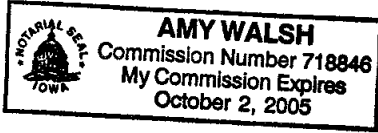

By: Jody Wettach
Title: **Vice President Loan Documentation**

STATE OF IOWA)
) SS.
COUNTY OF POLK)

On this 7th day of April, 2003, before me personally appeared Becky Matzdorff as **Vice President Loan Documentation of Wells Fargo Bank Iowa, N.A.**

- personally known to me
- proved to me on the basis of satisfactory evidence

To be the person(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 authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



WITNESS my hand and official seal,

Amy Walsh
Signature of Notary Public

My commission expires: Oct. 2, 2005