



Document 2011 2672

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Fee Amount: \$22.00

Revenue Tax:

LISA SMITH RECORDER

Madison County, Iowa

INDX

ANNO

SCAN

CHEK

[Subordination Agreement]

Recorder's Cover Sheet

Preparer Information: (Individual's name, address and phone number)
Thomas J. Anderson
2004 23rd Street, Harlan, IA 51537
515-223-6000

Taxpayer Information: (Taxpayer's name and full mailing address)
Jeffrey Jon Warren and Doreena Lee Warren
2045 Wildrose Avenue
Prole, IA 50229-8505

Return Document To: (Name and full mailing address)
LSI, 700 Cherrington Pkwy
Coraopolis, PA 15108

Grantors: Community Choice Credit Union **Grantees:** JPMorgan Chase Bank, NA

Parcel Identification Number: 450082782002000 (If required or applicable)

Legal Description: See Page 4

Document or instrument number of associated documents previously recorded:
Instrument No. 2007-1952

Prepared By: Thomas J. Anderson, Bar# AT0000460, 2004 23rd St., Harlan, IA 51537 (402) 884-4430
Return to: LSI, 700 Cherrington Parkway, Coraopolis, PA 15108 #12180618

SUBORDINATION AGREEMENT

WHEREAS Community Choice Credit Union, of Des Moines, Iowa, "Lender," is the holder and owner of a note and mortgage to Jeffrey Jon Warren and Doreena Lee Warren, "Borrowers", for real estate legally described as Parcel "A" located in the Northeast Quarter (NE 1/4) of the Southeast Quarter (SE 1/4) of Section Twenty-seven (27), Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, more particularly described as follows: Beginning at the East Quarter corner of Section Twenty-seven (27), Township Seventy-six (76) North, Range Twenty-six (26) West of the th P.M., Madison County, Iowa; thence South 83 degrees 29 minutes 22 seconds West along the North line or the Southeast Quarter (SE 1/4) of said Section Twenty-seven (27), 687.71 feet; thence South 4 degrees 35 minutes 51 seconds East along an existing fenceline, 9.86 feet; thence South 19 degrees 49 minutes 42 seconds East along an existing fenceline 514.17 feet; thence North 84 degrees 26 minutes 21 seconds East along an existing fenceline 524.78 feet to a point on the East line of the Southeast Quarter (SE 1/4) of said Section Twenty-seven (27); thence North 1 degree 33 minutes 59 seconds West along the East line of the Southeast Quarter (SE 1/4) of said Section Twenty-seven (27), 520.84 feet to the point of beginning. Said Parcel contains 7.172 acres, including 0.394 acres of County Road right-of-way.

WHEREAS said Mortgage is dated May 4, 2007, and recorded on May 10, 2007 in Book 2007, Page 1952, also known as Instrument 2007-1952, securing \$50,000.00.

WHEREAS it is the desire of Borrowers to borrow funds from JP Morgan Chase Bank, NA, 1111 Polaris Parkway, Columbus, OH 43240.

WHEREAS it is the desire of Lender to permit its loan to be subordinated to JP Morgan Chase Bank at this time for a new mortgage not to exceed \$285,465.00 and for no other subordinations of any liens, voluntary or involuntary by this instrument.

to be recorded concurrently herewith

IT IS HEREBY ACKNOWLEDGED that Community Choice Credit Union of Des Moines, Iowa hereby only subordinates its mortgage and lien position to JP Morgan Chase Bank, NA, for an amount not to exceed \$285,465.00 and all other terms and conditions of all prior agreements are unchanged, and in full force and effect.

Dated this 26th day of September, 2011.

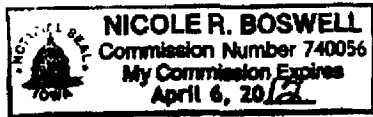
Community Choice Credit Union, by

Deborah K Martin
ASST BRANCH MGR

STATE OF Iowa, COUNTY OF Polk

This instrument was acknowledged before me on Sept 26th 2011, by Deborah K Martin as Asst. Branch Manager.

Nicole R. Boswell
Nicole R. Boswell Notary Public



Order No.: **12180618**
Loan No.: **1156003733**

Exhibit A

The following described property:

Parcel "A" located in the Northeast Quarter (NE 1/4) of the Southeast Quarter (SE 1/4) of Section Twenty-seven (27), Township Seventy-six (76) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, more particularly described as follows: Beginning at the East Quarter corner of Section Twenty-seven (27), Township Seventy-six (76) North, Range Twenty-six (26) West of the th P.M., Madison County, Iowa; thence South 83 degrees 29 minutes 22 seconds West along the North line or the Southeast Quarter (SE 1/4) of said Section Twenty-seven (27), 687.71 feet; thence South 4 degrees 35 minutes 51 seconds East along an existing fenceline, 9.86 feet; thence South 19 degrees 49 minutes 42 seconds East along an existing fenceline 514.17 feet; thence North 84 degrees 26 minutes 21 seconds East along an existing fenceline 524.78 feet to a point on the East line of the Southeast Quarter (SE 1/4) of said Section Twenty-seven (27); thence North 1 degree 33 minutes 59 seconds West along the East line of the Southeast Quarter (SE 1/4) of said Section Twenty-seven (27), 520.84 feet to the point of beginning. Said Parcel contains 7.172 acres, including 0.394 acres of County Road right-of-way.

Assessor's Parcel No: 450082782002000