STATE OF INDIANA LAKE COUNTY FILED FOR RECORD

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MICHAEL A LAGAN RECORLA I

## WHEN RECORDED MAIL TO:

GMAC Mortgage Trac Title Servesse 500 Enterprise Road Horsham, PA 19044 LOW Tember 19023 Prepared by: Charlotte Hall

## SUBORDINATION AGREEMENT よらしょう

THIS SUBORDINATION AGREEMENT, made May 18, 2005, present owner and holder of the Mortgage and Note first hereinafter described and hereinafter referred to as **GMAC Mortgage** Corporation.

## WITNESSETH:

THAT WHEREAS WILLIAM T. DUFFY AND GERYL L. DUFFY, residing at 14263 132ND Place, Cedar Lake, IN 46303, did execute a Mortgage dated 9/27/2001 to GMAC Mortgage Corporation covering:

SEE ATTACHED

Document is

To Secure a Note in the sum of \$ 50,000.00 dated 9/27/2001 in favor of GMAC Mortgage Corporation, which Mortgage was recorded as Document No. 2001084950, in the Office of the Recorder of Lake County, Indiana.

This Document is the property of

the Lake County Recorder!

WHEREAS, Owner has executed, or is about to execute, a Mortgage and Note in the sum of \$72,000.00 dated 5/35/05 in favor of INTEGRA BANK NATIONAL ASSOCIATION, here in after referred to as "Lender", payable with interest and upon the terms and conditions described therein, which mortgage is to be recorded concurrently herewith; and

Recorded 6/15/2005 Document#2005-049150

WHEREAS, it is a condition precedent to obtaining said loan that Lender's mortgage last above mentioned shall unconditionally be and remain at all times a lien or charge upon the land herein before described, prior and superior to the lien or charge of GMAC Mortgage Corporation mortgage first above mentioned.

NOW THEREFORE, in consideration of the mutual benefits accruing to the parties hereto, and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, and in order to induce Lender to make the loan above referred to, it is hereby declared, understood and agreed as follows:

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TICORTITLE INSURANCE

(1) That said mortgage securing said note in favor of Lender, shall unconditionally be and remain at all times a lien or charge on the property therein described, prior and superior to the lien or charge of GMAC Mortgage Corporation mortgage first above mentioned, including any and all advances made or to be made under the note secured by GMAC Mortgage Corporation mortgage first above mentioned.

(2) Nothing herein contained shall affect the validity or enforceability of GMAC Mortgage Corporation mortgage and lien except for the subordination as aforesaid.

WITNESSED BY:

GMAC Mortgage Corporation

By: Debra Chieffe

Title: Limited Signing Officer

Sean Flanagan

**Limited Signing Officer** ument is the property of

the Lake County Recorder!

COMMONWEALTH OF PENNSYLVANIA

**COUNTY OF MONTGOMERY** 

on 5-18-05 , before me Theresa M.D'Andrea, the undersigned, a Notary Public in and for said County and State, personally appeared Debra Chieffe personally known to me (or proved to me on the basis of satisfactory evidence) to be the Limited Signing Officer, and Sean Flanagan personally known to me (or proved to me on the basis of satisfactory evidence) to be the Limited Signing Officer of the Corporation that executed the within instrument, and known to me to be the persons who executed the within instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the same, pursuant to its bylaws, or a resolution of its Board of Directors.

WITNESS my hand and official seal.

COMMONWEALTH OF PENNSYLVANIA

Notarial Seal

Theresa M. D'Andrea, Notary Public Horsham Twp., Montgomery County My Commission Expires October 14, 2008

tary Public EPARED BY GS CLOSING, LLC Member, Pennsylvania Association Of Notaries

10600 TIMBERWOOD CR.

SUITE 1

LOUISVILLE, KY. 40223

(502) 326-0008

## Exhibit "A"

Property commonly known as:

14263 132<sup>nd</sup> Place, Cedar Lake IN 46303

Lot 13, Brunswick Estates, Unit 1, as shown in Plat Book 47, Page 24, in Lake County, Indiana.

Parcel # 05-06-0278-0013

Being the same property conveyed to William T. Duffy and Geryl L. Duffy, husband and wife, by Warranty Deed dated May 7, 1986 of record in Deed Doc #872985, in the Office of the Recorder of Lake County, Indiana.

