

GINA PIMENTEL  
RECORDER  
STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

2021-025052

9:12 AM 2021 Mar 19

**SUBORDINATION OF MORTGAGE**

Know all men by these present that,

WHEREAS, First Financial Bank, is now the owner and holder of a note in the amount of **\$30,000.00** against Derren Down, which is secured by a mortgage granted by Derren Down in favor of **First Financial Bank** dated **July 3, 2019** and recorded on **August 29, 2019** in Mortgage Instrument number 2019 058744, of the **Lake County, Indiana** Recorder's records (the "Existing Mortgage") on the following real property (the "Property"):

**SEE EXHIBIT "A"**

WHEREAS, **First Savings Bank of Hegewisch** is making a loan in the principal amount **\$240,000.00** to Derren Down which shall also be secured by a mortgage on the Property (the "Proposed Mortgage").

WHEREAS, **First Savings Bank of Hegewisch**, desires that the lien upon the Property pursuant to the Proposed Mortgage be prior to the lien upon the Property pursuant to the Existing Mortgage.

NOW, THEREFORE, in consideration of the sum of **\$\$1.00 (One Dollar and 00/100)** paid to First Financial Bank by **First Savings Bank of Hegewisch** First Financial Bank hereby agrees that the Existing Mortgage is hereby subordinated to the lien of the note and mortgage of **First Savings Bank of Hegewisch** on the Property pursuant to the Proposed Mortgage with the same effect as if the Proposed Mortgage had been executed, delivered, and recorded prior to the Existing Mortgage.

IN WITNESS WHEREOF, First Financial Bank, by it's duly authorized representative its, has hereunto set its hand to this Subordination of Mortgage this day **22<sup>nd</sup> of January, 2021.**

**First Financial Bank**

By: Janie S. Johnson  
Janie S. Johnson  
Printed Name & Title *AVP*  
*Loan Servicing Mgr.*

IND10812

**Greater Indiana Title Company**

25-RM  
38736

# NOT AN OFFICIAL DOCUMENT

State of Ohio  
County of Hamilton

Before me, the undersigned, a Notary Public, personally appeared **Jamie S Johnson, AVP, Consumer Loan Servicing Manager** of First Financial Bank, this 22nd day of January, 2021.

My Commission Expires: Aug. 24, 2023  
**DOUGLAS EDWIN EVANS**  
Notary Public, State of Ohio  
My Commission Expires  
is: August 24, 2023



D. E. Evans  
Notary Public

Printed Douglas Edwin Evans

This document prepared by and when recorded return to: **First Financial Bank, 225 Pictoria Drive Suite 700, Cincinnati, OH 45246.**

"I affirm under the penalties for perjury, that I have taken reasonable care to redact each social security number in this document, unless require by law." **Patti Roe**

Lake County Recorder

# NOT AN OFFICIAL DOCUMENT

EXECUTED AND DELIVERED in my presence:

Patti Roe [Witness's Signature]

Witness: Patti Roe [Witness's Printed Name]

STATE OF OHIO )  
) SS:  
COUNTY OF Hamilton

Before me, a Notary Public in and for said County and State, personally appeared Patti Roe, [Witness's Name], being known to me to be the person whose name is subscribed as a witness to the foregoing instrument, who, being duly sworn by me, deposes and says that the foregoing instrument was executed and delivered by Jamie S. Johnson [Grantor's or other Signer's Name] in the above-named subscribing witness's presence, and that the above-named subscribing witness is not a party to the transaction described in the foregoing instrument and will not receive any interest in or proceeds from the property that is the subject of the transaction.

Witness my hand and Notarial Seal this 2nd day of Jan., 2021.

Douglas Edwin Evans  
[Notary Public's Signature]

Douglas Edwin Evans  
[Notary Public's Printed Name]



**DOUGLAS EDWIN EVANS**  
Notary Public, State of Ohio  
My Commission Expires  
August 24, 2023

Notary Public - State of Ohio

Commission County of Residence or Employment Hamilton  
My Commission Expires: Aug. 24, 2023  
Commission No. 2018-RE-733960

I affirm, under the penalties for perjury, that I have taken reasonable care to redact each Social Security Number in this document, unless required by law.

Preparer's Name: Doug Evans

Preparer's Name and Contact Information: Doug Evans, First Financial Bank, 225 Pictoria Drive, Suite 700, Cincinnati, OH 45246

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## EXHIBIT "A"

LOT 66 IN HEARTHSTONE SUBDIVISION - PHASE 1, AN ADDITION TO THE TOWN OF DYER,  
AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 96, PAGE 34, IN THE OFFICE OF THE  
RECORDER OF LAKE COUNTY, INDIANA.

Property address: 1286 Deer Creek Drive, Dyer, IN 46311  
Tax Number: 45-11-07-403-010.000-034

Property of Lake County Recorder