

DOC # 798796

03/14/2012 09:42AM Deputy: GB

OFFICIAL RECORD

Requested By:

Title Source, Inc.

Douglas County - NV

Karen Ellison - Recorder

Page: 1 of 3 Fee: \$16.00

BK-312 PG-3048 RPTT: 0.00



**SUBORDINATION AGREEMENT**

②

Loan No: 3305309705

56183961-1215694

This Agreement is made this February 27, 2012 by and between **Quicken Loans Inc.**, whose address is 635 Woodward Avenue, Detroit, MI 48226, **Mortgage Electronic Registration Systems, Inc.**, ("**MERS**") as nominee for **Quicken Loans Inc.**, whose address is P.O. Box 2026, Flint, Michigan 48501, (collectively referred to as "**Quicken Loans**") and **Robert E. Whear and Twyila S. Whear, as co-trustees under the Robert E. & Twyila S. Whear Family Trust Agreement (as Restated) dated April 14, 2004**, whose address is PO Box 1707 GARDNERVILLE, NEVADA 89410 (the "**Lienholder**").

**WHEREAS** the Lienholder is the holder of a mortgage/deed of trust/lien in the principal amount of \$180,000.00 executed by **Robert E. Whear and Twyila S. Whear, as Co-Trustees under the Robert E. Whear Garderville Residence Trust Agreement dated April 12, 1999**, and **Robert E. Whear and Twyila S. Whear, as Co-Trustees under the Twyila S. Whear Garderville Residence Trust Agreement dated April 12, 1999**, with both of the trust, to jointly as trustors (the "**Borrower**"), to **Stewart Title of Douglas County, Trustee for the benefit of Robert E. Whear and Twyila S. Whear, as co-trustees under the Robert E. & Twyila S. Whear Family Trust Agreement (as Restated) dated April 14, 2004**, dated December 27, 2004 and recorded on December 27, 2004, in Book 1204, Page 12106, in the records of Douglas County ("**Lienholder's Lien**"), covering the property commonly known as 2493 Genoa Aspen DR , Genoa, NV 89411 (the "**Property**") and legally described as:

Situated in the County of Douglas, State of NV:

LOT 48 IN BLOCK J AS SHOWN ON THE FINAL MAP ENTITLED GENOA LAKES PHASE I, A PLANNED UNIT DEVELOPMENT, THAT WAS RECORDED MARCH 16, 1993, AS DOCUMENT NUMBER 302137 IN BOOK 393, PAGE 3260, OF OFFICIAL RECORDS OF DOUGLAS COUNTY, NEVADA.

Tax ID No.: 1319-03-710-003

**WHEREAS**, Quicken Loans intends to make a loan to the Borrower in a principal amount not to exceed \$417,000.00 and dated on or about March 8, 2012 to be secured by a mortgage/deed of trust granted to MERS as nominee for Quicken Loans covering the Property ("**Quicken Loans' Lien**"), and

**WHEREAS** Quicken Loans will only make the loan to the Borrower provided that Lienholder's Lien is subordinate to Quicken Loans' Lien, and

**WHEREAS** Lienholder intends that Quicken Loans' Lien be prior and superior to Lienholder's Lien.

**NOW, THEREFORE**, it is agreed that in consideration of one dollar and other good and valuable consideration, the adequacy and receipt of which is hereby acknowledged, Lienholder agrees to subordinate and make Lienholder's Lien subordinate and junior in all respects to Quicken Loans' Lien.





### EXHIBIT A - LEGAL DESCRIPTION

Tax Id Number(s): 1319-03-710-003

Land Situated in the County of Douglas in the State of NV

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Commonly known as: 2493 Genoa Aspen DR, Genoa, NV 89411