

DOC # 800215
04/04/2012 02:15PM Deputy: SG
OFFICIAL RECORD
Requested By:
LSI -Aqua
Douglas County - NV
Karen Ellison - Recorder
Page: 1 of 5 Fee: \$43.00
BK-412 PG-995 RPTT: 0.00



APN: 122016113013
Recording Requested by: LSI
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Irvine, CA 92606
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CRS Order No.: 13677650

Subordination Agreement

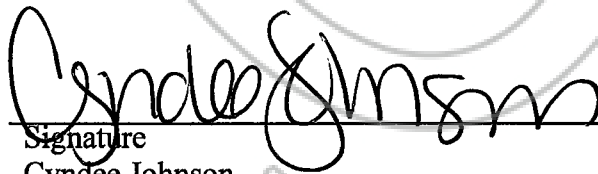
(Title of Document)

I, the undersigned, hereby affirm that this document submitted for recording does not contain the social security number of any person or persons (per NRS 239B.030)

-OR-

I, the undersigned, hereby affirm that this document submitted for recording does contain the social security number of a person or persons as required by law:

(state specific law)



Signature
Cyndee Johnson

Recording Coordinator

Title

This page is added to provide additional information required by NRS 111.312 Sections 1-2. This cover page must be typed or printed. Additional recording fee applies.



This instrument was prepared by:
Bank of America Subordination Unit
4161 Piedmont Parkway
Greensboro, NC 27410

After recording return to:
Bank of America Collateral Tracking
4161 Piedmont Parkway
Greensboro, NC 27410
Account #: 6818900205XXXX

Bank of America



Real Estate Subordination Agreement

NV-13677650

0200680981

217

This Real Estate Subordination Agreement ("Agreement") is executed as of 03/02/2012, by Bank of America, N.A. ("Subordinator") having an address of:
4161 Piedmont Parkway
Greensboro, NC 27410

in favor of WELLS FARGO BANK, NA ("Junior Lien Holder"), having an address for notice purposes of:

Whereas, Subordinator is the owner and holder of, or creditor under, the indebtedness described in and secured by a security instrument (deed of trust, deed to secure debt or mortgage) dated 03/15/2008, executed by ANNETTE R. KANGAS AND CAREY S. KANGAS, with a property address of: 1225 WINTER GREEN CT, GARDNERVILLE, NV 89460

which was recorded on 4/3/2008, in Volume/Book 0408, Page 986, and Document Number 0720822, and if applicable, modified on , in Volume/Book N/A, Page N/A, Document Number N/A, of the land records of DOUGLAS County, NV, as same may have been or is to be modified prior hereto or contemporaneously herewith (the "Senior Lien"), encumbering the land described therein (said land and such improvements, appurtenances and other rights and interests regarding said land, if any, as are described in the Senior Lien being called herein collectively, the "Property"); and

Whereas, Junior Lien Holder has been requested to make a loan, line of credit or other financial accommodation to ANNETTE R. KANGAS AND CAREY S. KANGAS

(for use in AR, AZ, CO, CT, FL, GA, IA, IL, KS, KY, MD, MI, MN, MO, NC, NM, NJ, NV, NY, OK, SC, TN, TX, VA and VT)



(jointly and severally, "Borrower"), to be secured by, without limitation, either a deed of trust, deed to secure debt or mortgage (the "Junior Lien"), covering without limitation, the Property and securing the indebtedness described therein including the payment of a promissory note, line of credit agreement or other borrowing agreement made by Borrower and/or others payable to the order of WELLS FARGO BANK, NA in the maximum principal face amount of \$ 266,912.00 (the "Principal Amount") **[For North Carolina only – bearing interest and payable as therein provided at the maximum rate of % for a period not to exceed months]**, including provisions for acceleration and payment of collection costs (the "Obligation"); the Junior Lien and the Obligation to contain such other terms and provisions as Junior Lien Holder and Borrower shall determine; and

Now, Therefore, for valuable consideration, Subordinator hereby subordinates the Senior Lien to Junior Lien, subject to the terms of this Agreement. The Subordinator's Senior Lien is subordinated to Junior Lien only to the extent of the Principal Amount of the Obligation and any amounts advanced pursuant to the terms of the Obligation or the security instrument for the payment of insurance premiums, taxes, costs of collection, protection of the value of the property or Bank of America's rights in the Property or foreclosure. All other rights of Subordinator now or hereafter existing in or with respect to the Property (including but not limited to all rights and to proceeds of insurance and condemnation) are hereby subordinated, and are and shall remain completely and unconditionally subordinate, to the Junior Lien and the rights of Junior Lien Holder regardless of the frequency or manner of renewal, extension, consolidation or modification of the Junior Lien or the Obligation.

This Agreement shall inure to the benefit of the Subordinator and Junior Lien Holder and their respective successors and assigns, including any purchaser(s) (at foreclosure or otherwise) of the Property or any part thereof, and their respective successors and assigns.

(for use in AR, AZ, CO, CT, FL, GA, IA, IL, KS, KY, MD, MI, MN, MO, NC, NM, NJ, NV, NY, OK, SC, TN, TX, VA and VT)



Bank of America, N.A.
[Handwritten Signature]

Two witness signatures required in CT, FL, GA, SC and TN

By: Jean English
Its: Assistant Vice President

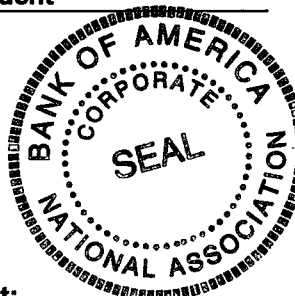
03/02/2012

Date: *[Handwritten Signature]*
Witness Signature

Tara Grant
Typed or Printed Name

[Handwritten Signature]
Witness Signature

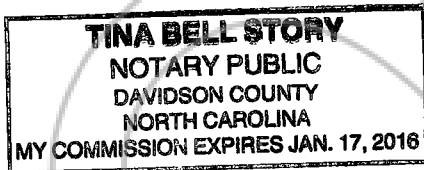
Cristie Wiley
Typed or Printed Name



Individual Acknowledgment:

State/Commonwealth/District of North Carolina
County/City of Guilford/Greensboro

On this the Second day of March, 2012, before me, Tina Bell Story, the undersigned Notary Public, personally appeared Jean English, known to me (or satisfactorily proven) to be the person whose name is subscribed to the within instrument and acknowledged that (s)he executed the same for the purposes therein contained. In witness whereof I hereunto set my hand and official seal.



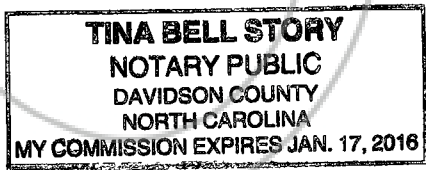
[Handwritten Signature]
Signature of Person Taking Acknowledgment
Commission Expiration Date: 01/17/2016
Tina Bell Story

This is to certify that this instrument was prepared by a Bank of America associate.

Corporate Acknowledgment:

State/Commonwealth/District of North Carolina
County/City of Guilford/Greensboro

On this the Second day of March, 2012, before me, Tina Bell Story, the undersigned Notary Public, personally appeared Jean English, the Assistant Vice President of Bank of America, N.A and that (s)he, as such Assistant Vice President, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by him/herself as Assistant Vice President. In witness whereof I hereunto set my hand and official seal.



[Handwritten Signature]
Signature of Person Taking Acknowledgment
Commission Expiration Date: 01/17/2016
Tina Bell Story

(for use in AR, AZ, CO, CT, FL, GA, IA, IL, KS, KY, MD, MI, MN, MO, NC, NM, NJ, NV, NY, OK, SC, TN, TX, VA and VT)



EXHIBIT A LEGAL DESCRIPTION

The following described property:

All that certain lot, piece or parcel of land situate in the County of Douglas, State of Nevada, described as follows:

A parcel of land being comprised of Lot No. 61 and Lot No. 62 of Block C as shown on the Pleasantview Phase III Final Map as recorded in Book 1292, Page 815, Document No. 294729 of Official Records, being located within portions of Sections 16 and 17, Township 12 North, Range 20 East, M.D.B. and M. , Douglas County, Nevada; being further described as follows:

Beginning at the Southwest corner of said Lot No. 62; thence North 39 degrees 42'00" East, 203.65 feet; thence on a 265.89 foot radius curve concave to the North, having a radial bearing South 19 degrees 55'02" West, thru a central angle of 07 degrees 35'40", an arc distance of 35.24 feet; thence South 00 degree 15'47" East, 146.16 feet; thence South 89 degrees 44'13" West, 164.59 feet to the point of beginning.

Reference is made to Record of Survey recorded January 3, 1994, in Book 194, Page 222, Document No. 326649, Douglas County, Nevada Records.

Assessor's Parcel Number: 1220-16-113-013