

2012-002953

Klamath County, Oregon



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03/20/2012 03:00:58 PM

Fee: \$52.00

When Recorded Return To:
Indecomm Global Services
2925 Country Drive
St. Paul, MN 55117

77585617

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE

Deed Of Trust Subordination Agreement

Account No. xxxxx0681

This Agreement is made this 20 day of February, 2012, by and between US Bank National Association ("Bank") 4325 17th Ave S.W., Fargo, N.D. 58103 and U.S BANK NATIONAL ASSOCIATION N.D., 4325 17th Ave SW, Fargo, ND 58103 ("Refinancer").

Bank is the beneficiary under a deed of trust (the "Junior Deed of Trust") dated 27 day of November, 2006, granted by Charles T Ebner and Debra C Ebner ("Borrower"), and recorded in the office of the County Recorder, Klamath County, Oregon, in Book , Page , as Document 2006-025409, encumbering the real property described therein (collectively, the "Property"). Refinancer is the beneficiary under a deed of trust (the "Senior Deed of Trust") dated November 4, 2011, granted by the Borrower, and recorded in the same office on December 2, 2011 as Doc #2011-013384, encumbering the property. To induce Refinancer to make a loan to the Borrower secured by the Senior Deed of Trust, Bank has agreed to execute and deliver this Subordination Agreement.

ACCORDINGLY, in consideration of the premises and for other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Bank hereby agrees with Refinancer that the lien of the Junior Deed of Trust on the Property is and shall be and shall remain fully subordinate for all purposes to the lien of the Senior Deed of Trust on the Property, to the full extent of all sums from time to time secured by the Senior Deed of Trust; provided, however, that the total indebtedness secured by the Senior Deed of Trust does not exceed \$ 64,364.72, exclusive of interest thereon, amounts advanced to protect the lien and priority of the Senior Deed of Trust, and costs of collection, and provided further, that this agreement shall not be effective until each other mortgage or other lien recorded against the property (other than the Senior Mortgage) and each judgment that is a lien against the Property shall be subordinated of record of the lien of the Senior Mortgage.

Legal Description: see attached

Property Address 11920 Highway 39, Klamath Falls, OR 97603-9824

IN WITNESS THEREOF, this Subordination Agreement is executed on the day and year first above stated.

Bank Name: US Bank National Association

Ann K Gurno

By: Ann K Gurno

Title: Assistant Vice President

STATE OF Wisconsin)

COUNTY OF Winnebago)

The foregoing instrument was acknowledged before me this 20 day of February, 2012, by (name) Ann K Gurno, the (title) Assistant Vice President of US Bank National Association, a national banking association, on behalf of the association.

Christine S. Roehl

Christine S. Roehl, Notary Public

My Commission Expires: 02/03/2013

Jessica Strange

Prepared by: Jessica Strange

CHRISTINE S ROEHL
Notary Public
State of Wisconsin

EXHIBIT "A"

LEGAL DESCRIPTION

A PARCEL OF LAND SITUATED IN THE STATE OF OREGON, COUNTY OF KLAMATH, WITH A STREET LOCATION ADDRESS OF 11920 HIGHWAY 39; KLAMATH FALLS, OR 97603-9824 CURRENTLY OWNED BY CHARLES T EBNER AND DEBRA C EBNER HAVING A TAX IDENTIFICATION NUMBER OF 000R90984 AND BEING THE SAME PROPERTY MORE FULLY DESCRIBED IN BOOK/PAGE OR DOCUMENT NUMBER 5-57590 DATED 7/26/2005 AND FURTHER DESCRIBED AS TWP 40 RNGE 9 BLOCK SEC 1 TRACT POR N2SE4 LY N OF DRAIN ACRES 24.64.



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