

1st 1903037

2012-012572
Klamath County, Oregon
11/13/2012 11:20:04 AM
Fee: \$52.00

This instrument was prepared by:
Green Tree Servicing LLC

When Recorded return to:
Green Tree Servicing LLC
Mortgage Amendments Department
7360 South Kyrene Road T316
Tempe, AZ 85283

SUBORDINATION OF DEED OF TRUST

Acct# 89874836

MERS Phone 1-888-679-6377
MIN# 100027100001307102

Subordination Agreement is null and void if: Not recorded within 90 days of acknowledgment date, corrections or changes are made or provisions defined herein are not met.

WHEREAS, Mortgage Electronic Registration Systems, Inc. ("MERS"), which is acting solely as nominee for the Lender, National Bank of Kansas City, and whose address is P.O. Box 2026, Flint, MI 48501-2026, and holder of a Deed of Trust in the amount of \$18,981.00 dated July 20, 2007 and recorded July 25, 2007, as Instrument No. 2007-013180, Book n/a, Page n/a, hereinafter referred to as "Existing Deed of Trust", on the following described property,

Property Description:

Lots 21, 22, 23 and 24 in Block 24 of SECOND ADDITION to the City of Klamath Falls, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Property Address: 1935 Sargent Ave, Klamath Falls, Oregon 97601

WHEREAS, Green Tree Servicing LLC is the investor, hereinafter referred to as "Investor," for the note that is secured by the Existing Deed of Trust;

WHEREAS, Kevin D. Kroeker and Ruth Kroeker as tenants by the entirety, as owner(s) (the "Owners") of said property desire to refinance the first lien on said property;


WHEREAS, it is necessary that the new lien to Umpqua Bank, its successors and/or assigns, which secures a note in the amount not to exceed One hundred forty-nine thousand Six hundred Dollars and 00/100 (\$149,600.00), hereinafter referred to as "New Deed of Trust", be a first lien on the premises in question,

WHEREAS, MERS and the Investor are willing to subordinate the lien of the Existing Deed of Trust to the lien of the New Deed of Trust with the condition that there are no funds from the closing disbursed to the Owners;

NOW THEREFORE, in consideration of the promises and other good and valuable consideration, the receipt of which is hereby acknowledged, MERS and the Investor hereby subordinate the lien of the Existing Deed of Trust to the Lien of the New Deed of Trust conditioned upon the above-referenced provisions, so that the New Deed of Trust will be prior and superior in all respects and with regard to all funds advanced thereunder to the lien of the Existing Deed of Trust.

Mortgage Electronic Registration Systems, Inc.


Robin D. Bryant, Assistant Secretary


Witness 1

Michael Salen


Witness 2

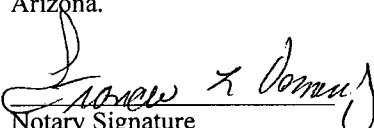
Erica Guillen

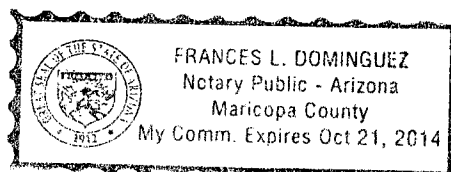
State of Arizona}
County of Maricopa} ss.

On the 11 day of Sept in the year 2012 before me, the undersigned, personally appeared

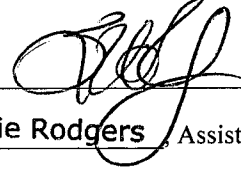
Robin D. Bryant

, personally known to me or proved to me on the basis of satisfactory evidence to be the individual(s) whose name(s) is(are) subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their capacity(ies), that by his/her/their signature(s) on the instrument, the individual(s), or the person upon behalf of which the individual(s) acted, executed the instrument, and that such individual made such appearance before the undersigned in the City of Tempe, State of Arizona.

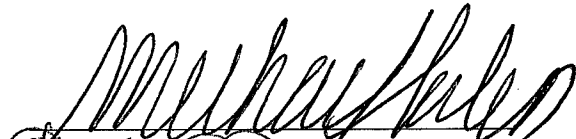


Notary Signature



Green Tree Servicing LLC



Stephanie Rodgers Assistant Vice President

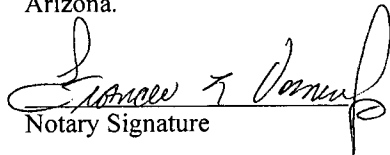

Witness 1 Michael Salen

Witness 2 Erica Guillen

State of Arizona}
County of Maricopa} ss.

On the 11 day of Sept in the year 2012 before me, the undersigned, personally appeared

Stephanie Rodgers

, personally known to me or proved to me on the basis of satisfactory evidence to be the individual(s) whose name(s) is(are) subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their capacity(ies), that by his/her/their signature(s) on the instrument, the individual(s), or the person upon behalf of which the individual(s) acted, executed the instrument, and that such individual made such appearance before the undersigned in the City of Tempe, State of Arizona.


Notary Signature

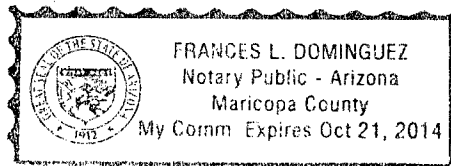


EXHIBIT A

LEGAL DESCRIPTION: Real property in the County of Klamath, State of Oregon, described as follows:

Lots 21, 22, 23 and 24 in Block 24 of SECOND ADDITION TO THE CITY OF KLAMATH FALLS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.