



2013-012915
Klamath County, Oregon
11/19/2013 09:48:38 AM
Fee: \$57.00

RETURN TO:
WFG LENDER SERVICES
RECORDING DEPARTMENT
2625 TOWNSGATE ROAD SUITE 101
WESTLAKE VILLAGE, CA 91361

397949

~~WHEN RECORDED MAIL TO~~

U.S. Bank National Association

Retail Service Center

1850 Osborn Ave

Oshkosh, WI 54903-2746

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE

Deed of Trust Subordination Agreement

Account No. 4588

This Agreement is made 10/15/13, by and between U.S. Bank National Association ("Bank") 4325 17th Ave S.W., Fargo, N.D. 58103 and HOMEWARD RESIDENTIAL INC ("Refinancer").

Bank is the beneficiary under a deed of trust (the "Junior Deed of Trust") dated July 18, 2006, granted by Douglas Riese and Edra J Riese ("Borrower"), and recorded in the office of the County Recorder, Klamath County, Oregon, in Book , Page , as Document 2006-016285, encumbering the real property described therein (collectively, the "Property"). Refinancer is the beneficiary under a deed of trust (the "Senior Deed of Trust") dated NOV. 6, 20 13, granted by the Borrower, and recorded in the same office on NOV. 19, 20 13, as RECORDED CONCURRENTLY HEREWITH 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 \$149,900.00, 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 Exhibit A

Property Address: 5919 Sunset Ridge Rd, Klamath Falls, OR 97601

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

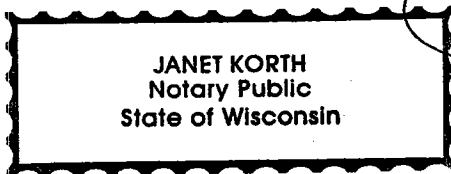
U.S. Bank National Association

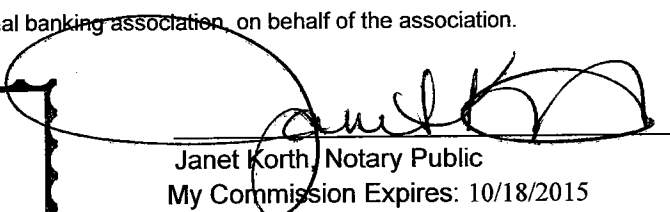

By: Steven Barnes, Vice President

STATE OF Wisconsin)

COUNTY OF Winnebago)

The foregoing instrument was acknowledged before me this 10/15/2013, by (name) Steven Barnes, Vice President, of U.S. Bank National Association, a national banking association, on behalf of the association.




Janet Korth, Notary Public
My Commission Expires: 10/18/2015


Prepared by: Hollie M. Brown

Exhibit A

A PARCEL OF LAND SITUATED IN THE SOUTHEAST 1/4 NORTHWEST 1/4 OF SECTION 12, TOWNSHIP 38 SOUTH, RANGE 8 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A ONE-HALF INCH PIN MARKING THE NORTHWEST CORNER OF SAID SOUTHEAST 1/4 NORTHWEST 1/4; SOUTH 89 DEGREES 48 MINUTES 53 SECONDS EAST ALONG THE NORTH-LINE OF SAID SOUTHEAST 1/4 NORTHWEST 1/4, 255.62 FEET TO ONE-HALF INCH IRON PIN; THENCE ALONG AN EXISTING FENCE LINE AND THE EXTENSION THEREOF THE FOLLOWING COURSES AND DISTANCES; SOUTH 22 DEGREES 15 MINUTES 31 SECONDS EAST, 314.32 FEET TO A 16 INCH JUNIPER; SOUTH 37 DEGREES 14 MINUTES 07 SECONDS EAST, 153.71 FEET TO A 14 INCH JUNIPER; SOUTH 15 DEGREES 58 MINUTES 38 SECONDS WEST, 121.09 FEET TO A 12 INCH JUNIPER; SOUTH 33 DEGREES 29 MINUTES 12 SECONDS EAST, 313.90 FEET TO A ONE-HALF INCH IRON PIN; THENCE LEAVING SAID FENCE LINE NORTH 89 DEGREES 47 MINUTES 18 SECONDS WEST, 609.62 FEET TO A ONE-HALF INCH IRON PIN ON THE WEST LINE OF SAID SOUTHEAST 1/4 NORTHWEST 1/4; THENCE NORTH 00 DEGREES 09 MINUTES 00 SECONDS EAST ALONG SAID WEST LINE OF THE SOUTHEAST 1/4 NORTHWEST 1/4, 790.07 FEET TO THE POINT OF BEGINNING.

SUBJECT TO:

RIGHTS OF THE PUBLIC IN AND TO ANY PORTION OF THE HEREIN DESCRIBED PREMISES LYING WITHIN THE LIMITS OF STREETS, ROADS OR HIGHWAYS.

RESERVATIONS AS CONTAINED IN DEED RECORDED FEBRUARY 3, 1959 IN VOLUME 309, PAGE 375, DEED RECORDS OF KLAMATH COUNTY, OREGON, TO WIT:

"RIGHTS OF CALIFORNIA OREGON POWER COMPANY TO MAINTAIN WATER LEVEL OF UPPER KLAMATH LAKE BETWEEN 4137 AND 4143.3 FEET, AND

RELEASE OF DAMAGES TO SAME COMPANY."

AN EASEMENT CREATED BY INSTRUMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF,
DATED: DECEMBER 7, 1977
RECORDED: MARCH 2, 1978
VOLUME: M78, PAGE 3907, MICROFILM RECORDS OF KLAMATH COUNTY, OREGON
IN FAVOR OF: PACIFIC POWER & LIGHT COMPANY, A COPORATION
FOR: ELECTRIC TRANSMISSION LINE

JOINT EASEMENT AGREEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF,
RECORDED: OCTOBER 12, 1978
VOLUME: M78, PAGE 22913, MICROFILM RECORDS OF KLAMATH COUNTY, OREGON
BETWEEN: JAMES W. KERNS, ETAL AND JAMES R. RANDOL & LYNN K. RANDOL
FOR: A PERPETUAL NON-EXCLUSIVE 60 FOOT EASEMENT FOR THE USE AND MAINTENANCE OF AN ACCESS ROAD AND UTILITY LINES.

SITUATED IN THE COUNTY OF KLAMATH AND STATE OF OREGON.