

Return Address:

LSI – North Recording Division
5039 Dudley Blvd
McClellan, CA 95652

PREPARED BY:
FAITH NORRIS
BANK OF AMERICA, NA
6700 LAKEVIEW CENTER DRIVE
TAMPA FL 33619
800-964-3524
ORDER NO. : 8429500

SUBORDINATION AGREEMENT

GRANTOR'S NAME: LARRY R MASSEY AND WIFE, CATHI MASSEY
GRANTOR'S ADDRESS: 6303 DARREN DRIVE, OLIVE BRANCH, MS 38654

GRANTEE'S NAME: BANK OF AMERICA, NA
GRANTEE'S ADDRESS: 6700 LAKEVIEW CENTER DRIVE, TAMPA FL 33619

LEGAL DESCRIPTION: LOT 10, CHEROKEE MEADOWS, PHASE I, SITUATED
IN SECTION 31, TOWNSHIP 1 SOUTH, RANGE 6 WEST, PLAT BOOK 61, PAGES
37-38, IN THE OFFICE OF THE CHANCERY CLERK OF DESOTO COUNTY,
MISSISSIPPI

8601579620

When recorded mail to:
 LSI –North Recording Division
 5039 Dudley Blvd
 McClellan, CA 95652
 (800) 964-3524

8429500

SUBORDINATION AGREEMENT

THIS AGREEMENT, made May 17, 2010, by **Mortgage Electronic Registration Systems, Inc.**, present owner and holder of the Note first hereinafter described and hereinafter referred to as "Beneficiary";

WITNESSETH:

THAT Larry R. Massey and Cathi Massey, husband and wife, ("Owner"), did execute a Deed of Trust dated 4/29/06, to **Michael Lyon**, as trustee, covering:

Recording Requested By:
 LSI

SEE ATTACHED

To secure a Note in the sum of **\$25,500.00** dated 4/29/06 in favor of **Mortgage Electronic Registration Systems, Inc.**, which Deed of Trust was recorded on 5/9/06 as book 2468, page 163, Official Records.

WHEREAS, Owner has executed, or is about to execute, a Deed of Trust and note in the sum of **\$218,356.00** dated 04-04-10 in favor of **Bank of America N. A.**, hereinafter referred to as "Lender", payable with interest and upon the terms and conditions described therein, which Deed of Trust is to be recorded concurrently herewith;

WHEREAS, it is a condition precedent to obtaining said loan that said Deed of Trust last above mentioned shall unconditionally be and remain at all times a lien or charge upon the land hereinbefore described, prior and superior to the lien or charge of the Deed of Trust first above mentioned; and

WHEREAS, Lender is willing to make said loan provided the Deed of Trust securing the same is a lien or charge upon the above described property prior and superior to the lien or charge of the Deed of Trust first above mentioned and provided that Beneficiary will specifically and unconditionally subordinate the lien or charge of the Deed of Trust first above mentioned to the lien or charge of the Deed of Trust in favor of Lender; and

WHEREAS, it is to the mutual benefit of the parties hereto that Lender make such loan to Owner; and Beneficiary is willing that the Deed of Trust securing the same shall, when recorded, constitute a lien or charge upon said land, which is unconditionally prior and superior to the lien or charge of the Beneficiary's Deed of Trust first above mentioned.

- (1) That said Deed of Trust securing said note in favor of Lender, shall unconditionally be and remain at all times a lien or charge on the property therein described, prior and superior to the lien or charge of the Beneficiary's Deed of Trust first above mentioned.
- (2) That Lender would not make its loan above described without this Subordination Agreement.
- (3) Nothing herein contained shall affect the validity or enforceability of Beneficiary's Deed of Trust except for the subordination as aforesaid.

Beneficiary declares, agrees and acknowledges that

It intentionally and unconditionally waives, relinquishes and subordinates the lien or charge of the Deed of Trust first above mentioned in favor of the lien or charge upon said land of the Deed of Trust in favor of Lender above referred to and understands that in reliance upon, and in consideration of, this waiver, relinquishment and subordination, a specific loan is being made and, as part and parcel thereof, specific monetary and other obligations are being and will be entered into which would not be made or entered into but for said reliance upon this waiver, relinquishment and subordination.



Mortgage Electronic Registration Systems Inc.

By: _____

James Callan

Title: Vice President

Attest: _____

Marnessa Birckett

Title: Assistant Secretary

COMMONWEALTH OF PENNSYLVANIA :

: ss

COUNTY OF MONTGOMERY :

On this 5-17-10, before me, Tamika Scott, the undersigned, a Notary Public in and for said County and State, personally appeared Marnessa Birckett, Assistant Secretary and James Callan, Vice President, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(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 authorized capacity (ies) and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument

WITNESS my hand and official seal.

Notary Public

