

GEORGETOWN COUNTY, SC

Marlene McConnell

Register of Deeds

By: JENNIFER RADER Clerk

2022009968 SUBORDINATI

RECORDING FEES \$10.00

STATE TAX \$0.00

COUNTY TAX \$0.00

08-09-2022 10:50 AM

BK:RB 4396 PG:324-327

6621887

Instrument prepared by:

Gina Bethel

Truist Bank

2400 Reynolda Rd.

Winston-Salem, NC 27106

Mail after recording to:

Truist Bank

P.O.Box 1290

Whiteville, NC 28472

SUBORDINATION AGREEMENT

That **TRUIST BANK**, formerly known as **Branch Banking and Trust Company** ("Truist"), being the present owner and holder of that certain promissory note dated 2/18/2016 in the original principal amount of \$100,000.00 ("Truist's Note"), executed by **GARY R. BURG & PATRICIA L. BURG** ("Borrower"), payable to the order of Truist, for good and valuable consideration received, does hereby covenant, stipulate, and agree with **QUICKEN LOANS LLC, ISAOA** ("Lender") that all liens, mortgages, encumbrances, security interests, and assignments of every kind and character created under, renewed and extended under or existing by virtue of the lien instrument described in Exhibit A hereto ("Truist's Security Instrument"), affecting the real property and improvements described therein (the "Mortgaged Property"), are hereby expressly **SUBORDINATED AND MADE SECONDARY AND INFERIOR**, to the liens, mortgages, encumbrances, security interests, and assignments created under, renewed and extended under or existing by virtue of the lien instrument described in Exhibit B hereto ("Lender's Security Instrument"), affecting the Mortgaged Property, and securing the following indebtedness ("Lender's Note"):

Note dated December 21, 2020 not to exceed \$138,635.00

This Agreement shall extend to any renewal or extension of all or any part of Lender's Note and notice of any such renewal or extension and the consent thereto of Truist or any other owner or holder of Truist's Note shall not be necessary.

This Agreement and the covenants and agreements contained herein shall not be impaired, reduced or affected by the taking of any other security for Lender's Note or the release, surrender or loss of any other security or collateral for the payment of Lender's Note or the failure, neglect or refusal of Lender to enforce any other security or collateral for the payment of Lender's Note.

This Agreement shall be binding upon Truist and its successors and assigns, including each and every subsequent owner and holder of Truist's Note, and the terms hereof shall inure to the benefit of Lender, its successors and assigns, including, without limitation, each and every subsequent owner and holder of Lender's Note, or any renewal or extension thereof.

Except for the subordination described by this Agreement, Truist's Security Instrument shall be and remain unchanged and in full force and effect.

EXECUTED THIS 4th day of December, 2020.

Witness:

Glenda D Scott
Glenda D Scott
 Print Name

Debbie S Brown
Debbie S Brown
 Print Name

TRUIST BANK

By:

Desiree Marujo
DESIREE MARUJO
BANKING OFFICER

Title

STATE OF South Carolina
 COUNTY OF Georgetown

The foregoing instrument was acknowledged before me this 4th day of December, 2020, by DESIREE MARUJO, as BANKING OFFICER of Truist bank, a North Carolina banking corporation, on behalf of said corporation.

My commission expires June 21, 2029
Sarah A. Carmichael
 Notary Public

SARAH A. CARMICHAEL
 Notary Public - State of South Carolina
 My Commission Expires June 21, 2029

Exhibit A

Description of Truist's Security Instrument:

Mortgage dated 2/18/2016 and recorded in the Register of Deeds of Georgetown County, SC in Book 2746, in Page 40.

EXHIBIT A - LEGAL DESCRIPTION

Tax Id Number(s): 04 0194 H 0060000

Land situated in the County of Georgetown in the State of SC

LOT 6 OF TRACT H, PHASE TWO (II), STAGE 3 AS SHOWN UPON A PLAT PREPARED FOR PAWLEYS PLANTATION DEVELOPMENT COMPANY, A SOUTH CAROLINA JOINT VENTURE, BY E.T.S. ENGINEERING AND TECHNICAL SERVICES, INC. DATED JULY 14, 1989 AND RECORDED ON JULY 20, 1989 IN SLIDE 33 AT PAGE 9 IN THE OFFICE OF THE REGISTER OF DEEDS FOR GEORGETOWN COUNTY, SOUTH CAROLINA, TOGETHER WITH SUCH RIGHTS AND EASEMENTS AS ARE SET OUT IN THAT CERTAIN DECLARATION OF RESTRICTIONS AND PROTECTIVE COVENANTS DATED MAY 8, 1987 AND RECORDED MAY 22, 1987 IN DEED BOOK 246 AT PAGE 1213-1283, RECORDS OF GEORGETOWN COUNTY, SOUTH CAROLINA, TOGETHER WITH ALL SUPPLEMENTAL DECLARATIONS AND AMENDMENTS THERETO.

Commonly known as: 224 Masters Dr, Pawleys Island, SC 29585-7324

THE PROPERTY ADDRESS AND TAX PARCEL IDENTIFICATION NUMBER LISTED ARE PROVIDED SOLELY FOR INFORMATIONAL PURPOSES.

Being the same property conveyed to Gary R. Burg and Patricia L. Burg, as joint tenants with right of survivorship, and not as tenants in common by LaRue Harle n/k/a LaRue Harle-Lindstrand, by deed dated April 15, 2013 and recorded April 16, 2013 of record in Deed Book 2127, Page 11, in the County Clerk's Office.