



**DOCKET#:14831      Type:ERX-Subordination Ag**  
**PAGES:5**

E-recorded

**HONORABLE JAMES N. HOGAN**  
**GLOUCESTER COUNTY CLERK**  
**RECEIPT#: 950979      10:22:22 AM**

**03/17/2021**  
**MB 16790 332**

**Fee:\$      70.00**

**DOCUMENT DATE: 11/04/2020**

**MUNICIPALITY: FRANKLIN    BLOCK:    LOT:**

**REFERENCE DOC: OTHER      14827      124      37450      11/4/2020 00:00:00**

**PARTIES:**

**FIRST PARTY-THOMAS W PYLE III**  
**ADDITIONAL PARTY-TIFFANY ANN PYLE**  
**SECOND PARTY-BANK OF AMERICA NA**

**RECORD & RETURN TO:**  
**SIMPLIFILE**

**PLEASE DO NOT DETACH THIS PAGE FROM THE ORIGINAL**  
**DOCUMENT AS IT CONTAINS IMPORTANT INFORMATION AND**  
**IS PART OF THE PERMANENT RECORD.**

**GLOUCESTER COUNTY RECORDING DATA PAGE**  
**HONORABLE JAMES N. HOGAN, COUNTY CLERK**

**PREPARED BY: DANIEL FOSTER**  
**RETURN TO: TRUMARK FINANCIAL CREDIT UNION**  
**335 COMMERCE DRIVE**  
**FORT WASHINGTON, PA 19034**  
**1-877-TRUMARK**  
**PARCEL NUMBER LOT 24 & BLOCK 1603**

This **MORTGAGE SUBORDINATION** made this **4<sup>TH</sup>** day of **NOVEMBER**  
**2020** by **TRUMARK FINANCIAL**:

**W I T N E S S E T H:**

Whereas **TIFFANY ANN PYLE aka TIFFANY A. PYLE and THOMAS W. PYLE III**, mortgagors of a mortgage given to **TRUMARK FINANCIAL CREDIT UNION** in the amount of **\$60,000.00**, dated **SEPTEMBER 9<sup>TH</sup>, 2016** and recorded **SEPTEMBER 26<sup>TH</sup>, 2016** in Mortgage Book No **14827**, page **124** in the Recorder of Deeds Office of **GLOUCESTER COUNTY, NEW JERSEY**: and secured by a certain piece of real estate with improvements thereon known as **15 MCCURDY AVENUE, COUNTY OF GLOUCESTER** WHEREAS **TRUMARK FINANCIAL CREDIT UNION** is willing to subordinate said mortgage to the lien of a mortgage to be given/or about to be given to **TIFFANY ANN PYLE aka TIFFANY A. PYLE and THOMAS W. PYLE III** by **BANK OF AMERICAN, N.A.**, its successors and/or assign as their interests may appear to be secured by the same property.

NOW THEREFORE, INTENDING TO BE LEGALLY BOUND, **TRUMARK**

**FINANCIAL CREDIT UNION** agrees as follows:

**TRUMARK FINANCIAL** hereby postpones and subordinates its liens of mortgage including payment and distribution on judicial sale of the herein described premises to the lien of a mortgage to be given/or about to be given to **TIFFANY ANN PYLE aka TIFFANY A. PYLE and THOMAS W. PYLE III** by **BANK OF AMERICAN, N.A.**, its successors and/or assigns as their interests may not exceed the amount **\$110,000.00** secured by a certain piece of real estate with improvements thereon known as **15 MCCURDY AVENUE, FRANKLINVILLE, NEW JERSEY 08322**.

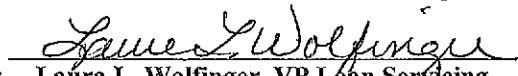
1. This subordination shall have the same effect as though the said Note and Mortgage to **BANK OF AMERICAN, N.A.** had been recorded prior to the time of execution and recording of the aforesaid Mortgage to **TRUMARK FINANCIAL CREDIT UNION**.

IN WITNESS WHEREOF, **TRUMARK FINANCIAL CREDIT UNION** has hereunto set its hand and corporate seal.

**TRUMARK FINANCIAL CREDIT UNION**



Steven L. Olson, SVP/Chief Lending Officer



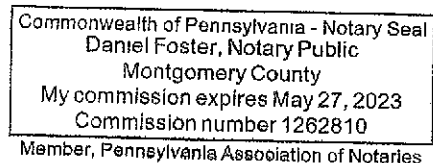
Attest: Laura L. Wolfinger, VP Loan Servicing

COMMONWEALTH OF Pennsylvania:  
SS.  
COUNTY OF Montgomery

On this 4<sup>TH</sup> day of NOVEMBER 2020, before me the undersigned officer,  
residing in the Commonwealth of Pennsylvania, personally appeared **STEVEN L.  
OLSON**. Who acknowledged himself to be **SENIOR VICE PRESIDENT/CHIEF  
LENDING OFFICER of TRUMARK FINANCIAL CREDIT UNION** a corporation,  
and that he as an **OFFICER** being authorized to do so, executed the foregoing instrument  
for the purposed therein contained by signing the name of the corporation by himself as  
**SENIOR VICE PRESIDENT/CHIEF LENDING OFFICER**,

WITNESS my hand and notorial seal the day and year aforesaid.

  
\_\_\_\_\_  
Notary public



OS3220-20011403

**EXHIBIT A**  
Legal Description

The land hereinafter referred to is situated in the Township of Franklin, County of Gloucester, State of NJ, and is described as follows:

Beginning at the rebar set in the Northwestern line of McCurdy Avenue (as proposed 50 feet wide) said point being the Northeasterly end of a curve connecting said Northwestern line with the Northeasterly line of Coles Mill Road (as proposed 59.75 feet wide) and running; thence

- (1) Along the Northwestern line of McCurdy Avenue, North 13 degrees 00 minutes 00 seconds East, a distance of 185.95 feet to a point; thence
- (2) North 77 degrees 00 minutes 00 seconds West, a distance of 206.23 feet to a point in the line of lands now or formerly of Barton C. Inc.; thence
- (3) Along lands of said Barton, parallel with McCurdy Avenue, South 13 degrees 00 minutes 00 seconds West, a distance of 219.37 feet to a rebar set in the Northeasterly line of Coles Mill Road; thence
- (4) Along said Northeasterly line, South 79 degrees 39 minutes 00 seconds East, a distance of 182.58 feet to a point of curvature; thence
- (5) Along the aforesaid connecting curve, curving to the Northeast on a radius of 25 feet, an arc distance of 38.11 feet to the point and place of Beginning.

Being known as Lot 24, Block 1603 on the Tax Map of Franklin Township.

Being the same property conveyed from Thomas W. Pyle, III and Tiffany A. Keating, N/K/A Tiffany A. Pyle to Thomas W. Pyle, III and Tiffany A. Pyle, husband and wife by deed dated April 23, 2009 and recorded July 20, 2009 as Instrument Number 33992, of official records.

APN: TAX ID: 01603 00024/APN: 2065