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Unofficial Copy
DOC # 20180043203

Subordination Agreement Page 1 of 3
Russell Shirts Washington County Recorder
10/26/2018 12:32:23 PM Fee \$ 0.00
By SOUTHERN UTAH TITLE CO



Unofficial Copy
WHEN RECORDED RETURN TO:
WOWCD

533 East Waterworks Dr.
St. George, Utah 84770

Space Above This Line for Recorder's Use

Tax I.D. No. W-4 2-18-111

SUBORDINATION AGREEMENT
FOR
IMPACT FEE PROMISSORY NOTE AND SECURITY AGREEMENT

Unofficial Copy
THE UNDERSIGNED, Eider Capital Debt Partners, LLC as the
BENEFICIARY under the herein described Trust Deed which covers the real property more
particularly described below, does hereby subordinate and make junior the said Trust Deed and
the Note secured thereby to that certain Impact Fee Promissory Note and Security Agreement
("IFPNSA") granted to the Washington County Water Conservancy District, Dated
August 6, 2016

The said Beneficiary understands that the lien, which WAS a first lien is being
Subordinated hereby to the IFPNSA, which IFPNSA shall have precedence and prior right over
the Trust Deed being subordinated herewith:

Said Trust Deed being subordinated is more particularly described as follows:

DATED: July 16, 2016
TRUSTOR: CW The Views I, LLC a Utah limited liability company
TRUSTEE: Edson Wood Title Insurance Agency, Inc a Utah corporation
BENEFICIARY: Eider Capital Debt Partners, LLC a Utah limited liability company
AMOUNT: \$ 2,020,000.00
Recorded: July 17, 2016 as Entry No. N/A
in Book N/A, at page(s) N/A or
as Document No. 20180029376 of
Official Records, Washington County, Utah

The Real Property subject to the IFPNSA is more particularly described on Exhibit A, attached hereto and incorporated herein by this reference.

DATED this 5TH day of SEPTEMBER, 2018.

By 

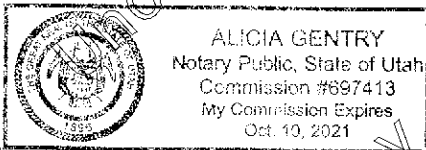
Eider Capital Debt Partners, LLC

Name: Mark Oligschlaeger

Title: President of Eider Capital Incorporated, Manager of Eider Capital Debt Partners, LLC

STATE OF UTAH)
) :ss
COUNTY OF Washington)
DAVIS

On the 5 day of September, 2018, personally appeared before me Mark Oligschlaeger, President of Eider Capital Incorporated, Manager of Eider Capital Debt Partners, LLC, who acknowledged to me that he executed the foregoing instrument on behalf of the LLC, by appropriate authority, and that the document was the act of LLC for its stated purpose.




NOTARY PUBLIC

Exhibit A

All of lot numbers 6 through 8, 13 through 16 and 24 through 40 inclusive, in The Views at Coral Canyon Phase 2 which is located in Section 19, Township 42 South, Range 14 West, SLB&M, Washington County, Utah, as per plat thereof recorded in the office of the Washington County Recorder, State of Utah.