

After recording return to:

When Recorded Return To:

First American Title Company
3355 Michelson Dr. Suite 250
Irvine, CA 92612
Attn: Ana Arellano



0020826472

Prepared by: David W. Joye
Order: 1021289

WAMU Mortgage Loan Number: 8019559304

FHA Case Number: 137-0516773-703

FIXED RATE LOAN MODIFICATION AGREEMENT

This Loan Modification Agreement ("Modification"), dated the 23rd day of May, 2002, effective the 1st day of June, 2002, between **Monica L. Wright, a single person ("Borrower")** and **MERS, Inc., solely as nominee for lender, Washington Mutual Bank, FA, successor to Washington Mutual Home Loans, Inc. f/k/a Fleet Mortgage Corp., ("Lender")**, by assignment from **First Home Mortgage Corp.**, filed for record **April 3, 2002** and recorded as **Document No. 020378129** of Public Records, amends and supplements (1) the Note (the "Note") made by the Borrower, dated **January 5, 2001**, in the original principal sum of U.S. **\$164,175.00**, and (2) the Mortgage, Deed of Trust or Deed to Secure Debt (the "Security Instrument"), recorded on **January 30, 2001** as **Document No. 0010078372**, of the Records of **Cook County, Illinois**. The Security Instrument, which was entered into as security for the performance of the Note, encumbers the real and personal property described in the Security Instrument (and defined in the Security Instrument as the "Property"), located at **9760 S. Winston Avenue, Chicago, Illinois 60643**. That the real property is further described as:

See Schedule "A" attached hereto and made a part hereof

The Borrower has requested that the Lender modify the terms of the Note and Security Instrument, and the Lender has agreed pursuant to the terms and conditions herein. In consideration of the agreement herein, and other good and valuable consideration, the Borrower and Lender hereby agree to modify the terms of the note and security Instrument as follows:

1. The Borrower represents that the property is owner occupied and is the person or persons who executed the original instruments.
2. The Borrower acknowledges that the Lender has incurred, paid or otherwise advanced taxes, insurance premiums and other expenses necessary to protect or enforce its interest in the Note and the Security Instrument, and that such costs and expenses, together with unpaid accrued interest, in the total amount of **\$14,295.45** have been added to the indebtedness under the terms of the Note and Security Instrument, and that as of **June 1, 2002**, the amount, including the amounts which have been added to the indebtedness,

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F6
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M7
JHC

BATCH

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payable under the Note and Security Instrument (the "Unpaid Principal Balance") is U.S. \$177,760.28.

3. The Borrower promises to pay the Unpaid Principal Balance, plus interest, to the order of the Lender. Interest will be charged on the unpaid principal balance at the yearly rate of 7.00%, beginning June 1, 2002. The Borrower promises to make monthly payments of principal and interest of U.S. \$1,182.64 (not including escrow deposit), beginning on the 1st day of July, 2002, and continuing thereafter on the same day of each succeeding month until principal and interest are paid in full. If on June 1, 2032 (the "Modified Maturity Date"), the Borrower still owes amounts under the Note and the Security Instrument, as amended by this Modification, the Borrower will pay these amounts in full on the Modified Maturity Date. The Borrower will make such payments to Washington Mutual Bank, FA., P.O. Box 3147, Milwaukee, WI 53201-3147 or, at such other place designated by Lender.
4. If the Borrower is in default, the Lender may, by providing a written notice to the Borrower, notify the Borrower that the Borrower is in default and that the interest which shall be charged on the Unpaid Principal Balance may be increased to a yearly rate of 8.50% beginning on an effective date stated in the notice which is at least 30 days after the date on which the notice is delivered or mailed to the Borrower. Unless the entire indebtedness is accelerated, as specified in the Note, the Borrower shall pay such increased monthly payments of principal and interest, as adjusted for the increased rate of interest, as specified by the Lender. The Borrower acknowledges that this would constitute an increase in the rate of interest, compared to the rate of interest which would otherwise apply if the Borrower had not defaulted on this Modification.
5. Except as otherwise modified herein, the Borrower will comply with all other covenants, agreements, and requirements of the Note and the Security Instrument, including without limitation, the Borrower's covenants and agreements to make all payments of taxes, insurance premiums, assessments, escrow items, impounds, and all other payments that the Borrower is obligated to make under the Security Instrument.
6. Nothing in this Modification shall be understood or construed to be a satisfaction or release in whole or in part of the Note and Security Instrument. Except as otherwise specifically provided in this Modification, the Note and Security Instrument will remain unchanged and in full effect, and the Borrower and Lender will be bound by, and comply with, all of the terms and provisions thereof, as amended by this Modification.

Date

5/28/02

Monica L. Wright, Borrower

Monica L. Wright

(BORROWER'S ACKNOWLEDGMENT)

STATE OF Illinois)

COUNTY OF Cook)

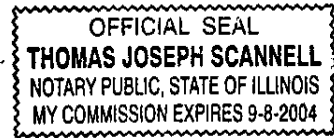
On this, the 28 day of May, 2002 before me personally appeared **Monica L. Wright**, personally known to me (or proved to me on the basis of satisfactory evidence), to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in 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.

MY COMMISSION EXPIRES

[Signature]
9-8-04

[Signature]
NOTARY PUBLIC, STATE OF Illinois
Thomas J. Scannell
PRINTED NAME OF NOTARY



Loan Number: 8019559304
Name: Wright
Title of Document: Fixed Rate Loan Modification Agreement
Date of Document: 05-23-02
Number of Pages: 5

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Date: 5.30.02

WASHINGTON MUTUAL BANK, FA. -Lender

By: Margaret M. Slattery
Margaret M. Slattery, Vice President of Washington Mutual Bank, FA and Certifying Officer for MERS, Inc.

Becky A. Weaver
Becky A. Weaver, Assistant Secretary

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(LENDER'S CORPORATE ACKNOWLEDGMENT)

STATE OF South Carolina)

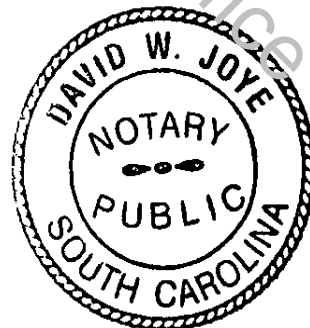
COUNTY OF Florence)

BEFORE ME, on this day personally appeared Margaret M. Slattery and Becky A. Weaver, known to me to be officers of said corporation, duly authorized to commit this transaction, DEPOSES and SWEARS on this, the 30th day of MAY, 2002, that the foregoing instrument was executed for the purposes and consideration expressed herein.

MY COMMISSION EXPIRES:

My Commission Expires
October 14, 2009

David W. Joye
NOTARY PUBLIC, STATE OF South Carolina
David W. Joye
PRINTED NAME OF NOTARY



Loan Number: 8019559304
Name: Wright
Title of Document: Fixed Rate Loan Modification Agreement
Date of Document: 05-23-02
Number of Pages: 5

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SCHEDULE "A"

LOT 38 (EXCEPT THE NORTHERLY 35 FEET THEREOF) ALSO THE NORTHERLY 25 FEET OF LOT 39, ALSO LOT 64 (EXCEPT THE NORTHERLY 35 FEET AND EXCEPT THE WESTERLY 148 FEET) ALSO THE NORTHERLY 25 FEET OF LOT 63 (EXCEPT THE WESTERLY 148 FEET THEREOF) ALL IN BLOCK 4 IN BILLIARD AND DOBBINS FIRST ADDITION TO WASHINGTON HEIGHTS IN THE NORTH WEST QUARTER OF SECTION 3, TOWNSHIP 37 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

ASSESSOR'S PARCEL NUMBER: 25-08-101-157

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STATE OF Illinois

Effective Date: 06-01-02 ²¹¹⁸²⁶⁴⁷²

COUNTY OF Cook

Borrower(s): Monica L. Wright

Property Address: 9760 S Winson Ave

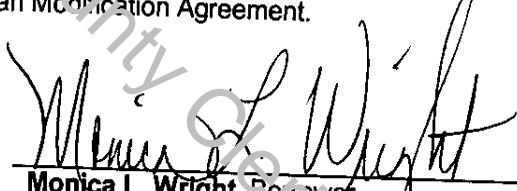
Loan No 8019559304

Chicago IL 60643

COMPLIANCE AGREEMENT

The undersigned Borrower(s), in consideration of the Loan Modification offered by **Washington Mutual Bank, FA.**, its successors and/or assigns ("Lender") in the amount of **\$177,760.28**, modifying the original Promissory Note secured by a Deed of Trust/Mortgage dated **01-05-01** agrees to fully cooperate with any reasonable requests made by Lender, or its agent, to correct typographical errors in the Loan Modification Agreement enabling Lender to sell, convey, guarantee or obtain insurance for any investor or institution, including but not limited to, the Federal National Mortgage Association, the Government National Mortgage Association, the Federal Home Loan Mortgage Corporation, the Department of Housing and Urban Development, the Department of Veterans Affairs, or any municipal bonding authority, to ensure enforceability of the modified loan agreement. These requests may include, but are not limited to, all changes, corrections, re-execution or modification of any document related to such loan, as may be required.


The undersigned will comply with all requests within thirty (30) days from the date they are made by Lender or its agent. If Borrower(s) fails to meet its obligations, Borrower(s) acknowledge liability for all costs including, but not limited to, actual expenses, legal fees, court costs, and marketing expenses incurred by Lender to enforce its rights under the Loan Modification Agreement.



Monica L. Wright, Borrower

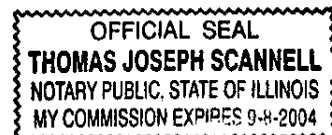
This Compliance Agreement was acknowledged before me this 29 day of May 2002 by: Thomas Harel

Witness my hand and official seal.



Notary Public
My commission expires: 9-8-04

RECORD & RETURN TO: Washington Mutual Bank, FA., Counseling Services
Settlement/Quality Assurance
2210 Enterprise Drive, SC/FL/2577
Florence, SC 29501



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