

D

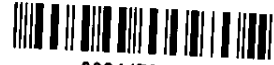
UNOFFICIAL COPY

0021179223

2/26/0112 41 001 Page 1 of 7

2002-10-25 10:21:41

Cook County Recorder 36.50



0021179223

RECORDING REQUESTED BY
FIRST AMERICAN TITLE CO.

WHEN RECORDED MAIL TO:

FIRST AMERICAN TITLE CO.
3355 MICHELSON DRIVE, SUITE 250
IRVINE, CA 92612
ATTN: LOAN MODIFICATION DEPT.

THIS SPACE FOR RECORDER-S USE ONLY

MORTGAGE AGREEMENT



LENDERS ADVANTAGE

THIS PAGE ADDED TO PROVIDE ADEQUATE SPACE FOR RECORDING INFORMATION
(ADDITIONAL RECORDING FEE APPLIES)

P-7

UNOFFICIAL COPY

21179223

When Recorded Mail To:

FIRST AMERICAN TITLE
Special Default Services
3355 Michelson Dr. Ste#250
Irvine, CA 92612

MODIFICATION AGREEMENT

This Modification and Extension Agreement ("Agreement") is made this 19th day of August, 2002, between MidFirst Bank (hereinafter referred to as to "Lender"), and LORENZO HUGHES (hereinafter referred to as "Borrower"), for loan No. 33433309, referring to property located at 1929 S 23RD AVE, MAYWOOD, IL 60153-2811.

WITNESSETH:

WHEREAS the Borrower is now indebted to the Lender in the sum of Seventy Thousand Two Hundred Forty Nine Dollars and Ninety Seven Cents (\$70,249.97) (hereinafter referred to as the "New Principal Amount"), consisting of unpaid principal in the amount of Sixty Four Thousand Nine Hundred Forty Seven Dollars and Fifty Cents (\$64,947.50), Interest from December 01, 2001 to July 01, 2002, in the amount of Three Thousand Five Hundred Ninety-Nine Dollars and Nineteen Cents (\$3,599.19) and Escrow Advanced by Lender in the amount of One Thousand Seven Hundred Three Dollars and Twenty Eight Cents (\$1,703.28), payment of which is secured by a Note and Mortgage owned and held by the Lender, dated October 08, 1991 and recorded in the office of the Recorder of Deeds in COOK County in the State of Illinois on October 19, 1991, as Document No 91528907; and

WHEREAS the parties mutually agree to modify the terms of payment of said indebtedness by changing the amount of the monthly mortgage payment and the term of the mortgage and by amortizing past-due interest from December 01, 2001 to July 01, 2002.

1110780

UNOFFICIAL COPY

21179223

NOW, THEREFORE, in consideration of the covenants hereinafter contained, it is mutually agreed as follows:

The Borrower shall pay the New Principal Amount with interest at the rate of Nine and One Half percent (9.500%) per annum on the unpaid principal balance in monthly installments of approximately Eight Hundred Seventy Four Dollars and Twenty Nine Cents (\$874.29) consisting of Principal/Interest in the amount of Six Hundred Three Dollars and Forty Cents (\$603.40) and current escrow in the amount of Two Hundred Seventy Dollars and Eighty Nine Cents (\$270.89). The first monthly mortgage payment pursuant to this Agreement shall be due on August 01, 2002, with each monthly payment due on the first day of each month thereafter until the New Principal Amount, with interest thereon, is paid in full, except that the final payment of the New Principal Amount, in interest and escrow shall be due and payable on the first day of June 01, 2029, unless paid in full prior to said date.

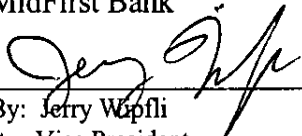
The subject mortgage shall remain as a first lien upon the premises. The subject note and the security instrument securing same shall not in any way be prejudiced by this Agreement. However, the subject note and security instrument and all the covenants and agreements contained therein and the rights of the parties thereunder shall remain in full force and effect except as expressly modified herein.

The Lender shall retain the legal right to foreclose upon the original mortgage pursuant to the terms of said mortgage if the Borrower shall again default on the subject loan.

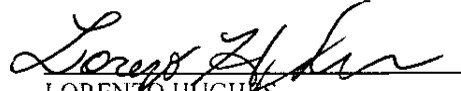
IN WITNESS WHEREOF, the parties have signed, sealed, and delivered this Agreement on the date first above written.

LENDER:

MidFirst Bank

By: 
Its: Vice President

BORROWER:


LORENZO HUGHES



UNOFFICIAL COPY

21179223

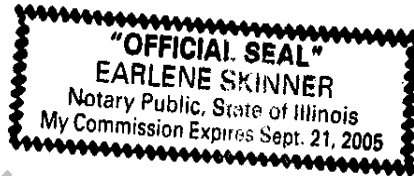
State of Illinois
County of COOK

On this 19th day of August, 2002 before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared LORENZO HUGHES, to me known to be the same person(s) described in and who executed the foregoing instrument, and acknowledged that he/she voluntarily executed the same as his/her free act and deed.

WITNESS my hand and Notarial Seal at office the day and year first above written.


Notary Public

Commission expires: Sept. 21, 2005



UNOFFICIAL COPY

21179223

State of Oklahoma

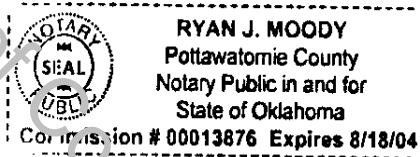
County of Pottawatomie

On this 16th day of September, 2002 before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared Jerry Wipfli, Vice President, to me known to be the same person described in and who executed the foregoing instrument, and acknowledged that she voluntarily executed the same as a free act and deed.

WITNESS my hand and Notarial Seal at office the day and year first above written.

Commission expires:

Ryan J. Moody
Notary Public



Prepared by: Midland Mortgage Co.
Loss Mitigation Department
P.O. Box 26648
Oklahoma City, OK 73126-0648
(800) 552-3000

UNOFFICIAL COPY

21179223

EXHIBIT A


LOT 65 (EXCEPT THE NORTH 84 FEET) IN THIRD ADDITION TO BROADVIEW ESTATES IN THE WEST 1/2 OF SECTION 15, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

C/k/a 1929 S 23RD AVE, MAYWOOD, IL 60153-2811

Tax Id No. 15153100120000

Certificate of Preparation

I hereby certify that the within instrument was prepared by the party whose signature appears below:


Ryan Moody (Loss Mitigation)
Midland Mortgage
999 NW Grand Boulevard, Suite 100
Oklahoma City, OK 73118-6116
(405) 717 - 3928

TITLE#: _____

SERVICER'S LOAN#: 33433309

Property of Cook County Clerk's Office