

# UNOFFICIAL COPY

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## CERTIFICATION OF ASSUMPTION AGREEMENT

I, WAYNE S. SHAPIRO, certify that this is a true and correct copy of the original document

*Wayne S. Shapiro*  
 \_\_\_\_\_  
 WAYNE S. SHAPIRO  
 : DEPT 01 \$27.50  
 : T9444 TRAN 1451 12/17/93 13:45:00  
 : #8143 # \*-03-034204  
 : COOK COUNTY RECORDER

STATE OF ILLINOIS )  
 ) SS  
 COUNTY OF C O O K )

I, DEBORAH L. ROZEK, a Notary Public in and for said County in the State aforesaid, to hereby certify that Wayne S. Shapiro, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act for the uses and purposes therein set forth.

Given under my hand and notarial seal this 16th day of December, 1993.

*Deborah L. Rozek*  
 \_\_\_\_\_  
 NOTARY PUBLIC

03034204



2750  
BWWP

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Property of Cook County Clerk's Office

OFFICIAL RECORD  
Cook County Clerk's Office  
1100 North Dearborn Street  
Chicago, Illinois 60610

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## COUNTRYWIDE

Loan No. 6794192

Property Address: 8054 SOUTH KING DRIVE  
CHICAGO, IL, 60619

### ASSUMPTION AGREEMENT WITH RELEASE OF LIABILITY

This Agreement is dated 11.29, 1993. The undersigned ("Purchaser") has purchased or desires to purchase that real property ("the Property") described in the Deed of Trust, Mortgage or Deed to Secure Debt ("Mortgage") dated 5.15, 1992, filed on 6.18, 1992, in the Recorder's Office of COOK COUNTY, State of ILL, in Book \_\_\_\_\_, Page No. \_\_\_\_\_, Instrument No. 92442637. Said Mortgage secures the payment of the Promissory Note entered into by BENNON LAWSON ("Borrower/Seller") in favor of LAJALLE TALMAN BANK FSB ("Lender"), dated \_\_\_\_\_, 19\_\_\_\_, in the principal sum of \$ 26,200.00 ("Note").

As part of the purchase price for the Property, Purchaser has agreed to assume and pay the indebtedness evidenced by the Note, the present unpaid principal balance of which is \$ 25932.01.

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Borrower/Seller hereby assigns transfers to Purchaser all right, title and interest to all monies held on hand or forthcoming in the escrow account maintained by Lender for the periodic payment of real estate taxes, insurance premiums, and other applicable charges. In the event any refund is received of monies previously paid from said escrow account, the refund will be redeposited into the account. It is hereby agreed that the present balance of the account is \$ 8,05.17.

In consideration of Lender's consent to the transfer of the Property to Purchaser, Purchaser hereby assumes and agrees to pay the indebtedness evidenced by the Note and to be bound by and to perform all the terms, conditions, and covenants of the Note, Mortgage, and any addenda thereto at the time and in the manner provided therein. The terms, conditions and covenants of said Note, Mortgage and addenda thereto shall remain in full force and effect without change.

Lender hereby waives its right to exercise the option to accelerate the debt with respect to this sale or transfer of the Property to Purchaser as contained in the Mortgage, and pursuant to said Mortgage, releases Borrower/Seller from all obligations under said Mortgage, the Note, and all addenda thereto. This waiver is made solely for the benefit of Purchaser and is not a waiver by Lender of any rights under said Mortgage, the Note, and all addenda thereto, in the event of any subsequent sale or transfer of the Property.

FHA/VA/UDIV  
Assumption Agreement with Release of Liability  
20151128 (08/93)

Page 1 of 2

Initials LJB  
KAB

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COUNTY OF COOK

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*Wayne Shapiro*  
attorney in fact for  
Benson Lawson

COUNTRYWIDE FUNDING CORPORATION

Borrower/Seller

L Vera M. Brown 11/29/93  
Borrower/Seller **PURCHASER** Lon J. Brown  
Lon J. Brown  
Purchaser

By: \_\_\_\_\_

Purchaser

Forwarding address of Borrower/Seller \_\_\_\_\_

Mailing address of Purchaser \_\_\_\_\_

State of California  
County of \_\_\_\_\_

} ss.

On NOV. 29 1993

before me, WAYNE S. SHAPIRO

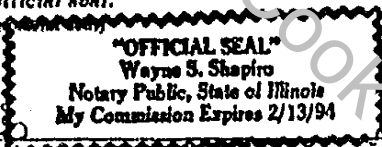
LON BROWN AND VERA M. BROWN

personally appeared

proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed in 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.

(This area for official seal only)



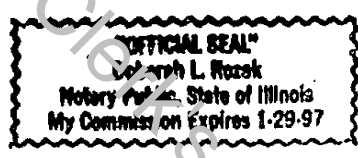
*Wayne Shapiro* (Seal)

State of Illinois

On 11 29, 1993, before me, the undersigned, personally appeared WAYNE S. SHAPIRO

known to me (or proved 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 executed the same.

Name (typed or printed) DEBORAH L. ROZEK



03034201

State of \_\_\_\_\_

On \_\_\_\_\_, 19\_\_\_\_, before me, the undersigned, personally appeared \_\_\_\_\_

known to me (or proved 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 executed the same.

Signature \_\_\_\_\_

Name (typed or printed) \_\_\_\_\_

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STATE OF ILLINOIS

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## LEGAL DESCRIPTION

LOT 11 (EXCEPT NORTH 30 FEET THEREOF) AND NORTH 10 FEET OF LOT 12  
IN LEE BROTHERS' RESUBDIVISION, A SUBDIVISION OF BLOCK 12 IN  
WEBSTER'S SUBDIVISION OF THE NORTHWEST 1/4 OF SECTION 34,  
TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL  
MERIDIAN, IN COOK COUNTY, ILLINOIS

P.I.N. 20-34-111-029-0000

Commonly Known As: 8054 South King Drive, Chicago, IL 60619

Property of Cook County Clerk's Office

0303420-1



Prepared by and Filed to

**WAYNE S. SHAPIRO**  
ATTORNEY AT LAW  
29 S. LA SALLE ST #440  
CHICAGO, ILLINOIS 60603

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RECORDED

1/11/11

1/11/11