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Doc#: 0335115036
Eugene "Gene" Moore Fee: \$30.50
Cook County Recorder of Deeds
Date: 12/17/2003 09:47 AM Pg: 1 of 4

When Recorded. Return to:
PEELLE ASSIGNMENT DIVISION
P.O. BOX 30014
RENO, NV 89520-3014
JOB # 15311

Loan Number: 32098

APIN: 16-13-403-021-0000

Prepared By:

Name: Colorado Federal Savings Bank
Address: 5151 Belt Line Road #320
Dallas, Texas 75254

Space Above for Recorder's Use

855-3151
46-23

CORPORATION ASSIGNMENT OF MORTGAGE

FOR VALUE RECEIVED, the undersigned hereby grants, assigns, and transfers to: 12-031
JPMorgan Chase Bank as Trustee, c/o Residential Funding
Corporation, 2255 North Ontario, Suite 400, Burbank, CA 91504-3190

all beneficial interest under that certain Mortgage Dated: MARCH 7, 2003
Executed by: GREGORY STAIUNAS, A SINGLE PERSON, Mortgagor, to: COLORADO FEDERAL SAVINGS BANK, Mortgagee, and recorded as Document No. 0052052026, on 03/25/03 in Book _____, Page _____, of Official Records in the County Recorders Office of

COOK County, ILLINOIS, describing land therein as:
Addr: 625 South Campbell Avenue, Chicago, IL 60612
LOT 6 IN THE SUBDIVISION OF LOTS 73, 74, 75, AND 76 IN SPAFFORD AND FOX'S
SUBDIVISION OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF THE
SOUTHEAST QUARTER OF SECTION 13, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE
THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

Parcel Number:

54
P.O.
5-14
J.P.

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8553151
4693
STASIJUNAS GREGORY

N N

Property of Cook County Clerk's Office

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Together with the note therein described or referred to, the money due and to become due thereon with interest, and all rights accrued or to accrue under said Mortgage.

COLORADO FEDERAL SAVINGS BANK

By David C. Rickards
David C. Rickards An Authorized Signer
Attest: Jennifer L. Neff
Jennifer L. Neff An Authorized Signer

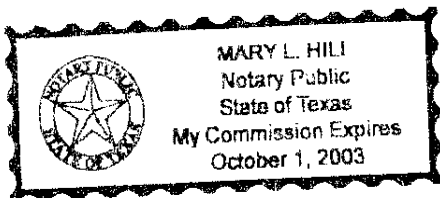
State of **Texas** County of **Dallas**

This instrument was acknowledged before me on April 3, 2003, by David C. Rickards and Jennifer L. Neff, as An Authorized Signer and An Authorized Signer of COLORADO FEDERAL SAVINGS BANK.

My Commission Expires:

(Seal)

Mary L. Hill
Notary Public
Typed or Printed Name: **Mary L. Hill**



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0030402026

Legal Description

- (H) "Applicable Law" means all controlling applicable federal, state and local statutes, regulations, ordinances and administrative rules and orders (that have the effect of law) as well as all applicable final, non-appealable judicial opinions.
- (I) "Community Association Dues, Fees, and Assessments" means all dues, fees, assessments and other charges that are imposed on Borrower or the Property by a condominium association, homeowners association or similar organization.
- (J) "Electronic Funds Transfer" means any transfer of funds, other than a transaction originated by check, draft, or similar paper instrument, which is initiated through an electronic terminal, telephonic instrument, computer, or magnetic tape so as to order, instruct, or authorize a financial institution to debit or credit an account. Such term includes, but is not limited to, point-of-sale transfers, automated teller machine transactions, transfers initiated by telephone, wire transfers, and automated clearinghouse transfers.
- (K) "Escrow Items" means those items that are described in Section 3.
- (L) "Miscellaneous Proceeds" means any compensation, settlement, award of damages, or proceeds paid by any third party (other than insurance proceeds paid under the coverages described in Section 5) for: (i) damage to, or destruction of, the Property; (ii) condemnation or other taking of all or any part of the Property; (iii) conveyance in lieu of condemnation; or (iv) misrepresentations of, or omissions as to, the value and/or condition of the Property.
- (M) "Mortgage Insurance" means insurance protecting Lender against the nonpayment of, or default on, the Loan.
- (N) "Periodic Payment" means the regularly scheduled amount due for (i) principal and interest under the Note, plus (ii) any amounts under Section 3 of this Security Instrument.
- (O) "RESPA" means the Real Estate Settlement Procedures Act (12 U.S.C. § 2601 et seq.) and its implementing regulation, Regulation X (24 C.F.R. Part 3500), as they might be amended from time to time, or any additional or successor legislation or regulation that governs the same subject matter. As used in this Security Instrument, "RESPA" refers to all requirements and restrictions that are imposed in regard to a "federally related mortgage loan" even if the Loan does not qualify as a "federally related mortgage loan" under RESPA.
- (P) "Successor in Interest of Borrower" means any party that has taken title to the Property, whether or not that party has assumed Borrower's obligations under the Note and/or this Security Instrument.

TRANSFER OF RIGHTS IN THE PROPERTY

This Security Instrument secures to Lender: (i) the repayment of the Loan, and all renewals, extensions and modifications of the Note; and (ii) the performance of Borrower's covenants and agreements under this Security Instrument and the Note. For this purpose, Borrower does hereby mortgage, grant and convey to Lender and Lender's successors and assigns the following described property located in the County of COOK:

[Type of Recording Jurisdiction] [Name of Recording Jurisdiction]

**LOT 6 IN THE SUBDIVISION OF LOTS 73, 74, 75, AND 76 IN SPAFFORD AND FOX'S
SUBDIVISION OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF THE
SOUTHEAST QUARTER OF SECTION 13, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE
THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS**

PIN # 16-13-403-021-0000

which currently has the address of 625 SOUTH CAMPBELL AVENUE
[Street]
CHICAGO, Illinois 60612 ("Property Address"):
[City] [Zip Code]