MORTGAGE CTA			
		PY	
If this box is checked the following build on Janagraph is applicable. THIS IS A BALLOON DEED OF TRUST AND THE FINAL PAYMENT OR THE			
BALANCE DUE UPON MATURITY IS \$			
TOGETHER WITH ACCRUED INTEREST, IF ANY, AND ALL ADVANCES			
MADE BY THE LENDER UNDER THE TERMS OF THIS DEED OF TRUST.		08142624	
If this box is checked, the following DEMAND FEATURE (Call Option)	94	41/0112 89 001 Page 1 of	5
paragraph is applicable:		998-12-16 11:	38:17
Anytime after 3 year(s) from the date of this loan, Lender can demand the	1	ok County Recorder	29.50
full balance and Borrower will have to pay the principal amount of the loan and all unpaid interest accrued to the day Lender makes the demand. If Lender		NA 188 1837 18 1	L 1919 14 B)
elects this option, Lender will give Borrower written notice of election at least 90			
days but not more than 120 days before the accelerated maturity date on which		0814	2624
the balance in full will be due and payable. Prepayment in full as a direct result			
of Lender's exercise of the Call Option shall not be subject to any prepayment			
penalty.	,		
THIS MORTGAGE ('Security instrument') is made on 12/04/98 The mortgagor is WILLIZ SIADNEY Unmarried			
The mongagor is Willie G. ADNEY Unmarried	-		
C/X			
(*Borrower*).			
This Security Instrument is given to			
MorEquity, Inc., a Delaware Corp.			
which is organized and existing under the laws of			
DELAWARE and whose address is 5105 Tollview Rd., Suite 205			
ROLLING MEADOWS, IL 60008			
('Lender). Borrower owes Lender the principal	(For Recorder's Use)		5
sum of EIGHTY THREE THOUSAND FOUR HUNDRED & 00/10)			
Dollars (U.S.\$ 83,400.00). This debt is evidenced (w	Sorrower's note date	ed the same date as this Sec	urity Instrument
("Note"), which provides for monthly payments, with the full debt, if not paid earlie	ત તેપેe and payable o	December 9th,	
. This Security Instrument secures	to Lenuer: (a) the rep	payment of the debt evidenced I	
interest, and all renewals, exten-sions and modifications of the Note; (b) the pay	ment of all June: sum	s, with interest, advanced unde	r paragraph 7 to
and the state of t			
protect the security of this Security Instrument; and (c) the performance of Borrow	ver's covenants and a	agreements under this Security	Instrument and
protect the security of this Security Instrument; and (c) the performance of Borrov the Note. For this purpose, Borrower irrevocably grants and conveys to Trustee, in	ver's covenants and a	agreements under this Security cale, the following described pro-	Instrument and
protect the security of this Security Instrument; and (c) the performance of Borrov the Note. For this purpose, Borrower irrevocably grants and conveys to Trustee, in	ver's covenants and a	agreements under this Security cale, the following described pro	Instrument and
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protect the security of this Security Instrument; and (c) the performance of Borrov the Note. For this purpose, Borrower irrevocably grants and conveys to Trustee, in Cook County, Illinois: STEWART TITLE OF ILLINOIS	ver's covenants and a n trust, with powereds	cale, the following described pro	Instrument and
protect the security of this Security Instrument; and (c) the performance of Borrov the Note. For this purpose, Borrower irrevocably grants and conveys to Trustee, in Cook County, Illinois: STEWART TITLE OF ILLINOIS 2N.LA SALLE ST., SUITE 1920 SEE ATTACHD	ver's covenants and a n trust, with powereds	cale, the following described pro	Instrument and
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protect the security of this Security Instrument; and (c) the performance of Borrow the Note. For this purpose, Borrower irrevocably grants and conveys to Trustee, in Cook County, Illinois: STEWART TITLE OF ILLINOIS 2N. LA SALLE ST., SUITE 1920 CHICAGO, ILLINOIS 60602 Which has the address of 211 W. 154TH PL.	HARVEY	cale, the following described pro	Instrument and operty located in
protect the security of this Security Instrument; and (c) the performance of Borrow the Note. For this purpose, Borrower irrevocably grants and conveys to Trustee, in Cook County, Illinois: STEWART TITLE OF ILLINOIS 2N. LA SALLE ST., SUITE 1920 CHICAGO, ILLINOIS 60602 Which has the address of Street (Street) TOGETHER WITH all the improvements now or hereafter executed on the process.	HARVEY (City) entry and all easement	Illinois_	Instrument and perty located in
which has the address of ("Property Address"); TOGETHER WITH all the improvements and additions shall also be covered by this performance of Borrow the Note. For this purpose, Borrower irrevocably grants and conveys to Trustee, in Cook County, Illinois: SEE ATTACHS SEE ATTACHS (Street) TOGETHER WITH all the improvements now or hereafter executed on the propa part of the property. All replacements and additions shall also be covered by this	HARVEY (City) entry and all easement	Illinois_	Instrument and perty located in
which has the address of CHICAGO, ILLINOIS SEE ATTACHS ('Property Address'); TOGETHER WITH all the improvements now or hereafter executed on the property a part of the property. All replacements and additions shall also be covered by this linstrument as the 'Property.' BORROWER COVENANTS that Borrower is lawfully seised of the estate here	HARVEY (City) serty, and all easement.	Illinois	60426 (Zp Code) now or hereafter o in this Security
which has the address of CHICAGO, ILLINOIS SEE ATTACHS ('Property Address'); TOGETHER WITH all the improvements now or hereafter executed on the property a part of the property. All replacements and additions shall also be covered by this linstrument as the 'Property.' BORROWER COVENANTS that Borrower is lawfully seised of the estate here that the Property is unencumbered, except for encumbrances of record. Borrower	HARVEY (City) serty, and all easement.	Illinois	60426 (Zp Code) now or hereafter o in this Security
which has the address of Chicago, illinois (Street) TOGETHER WITH all the improvements and additions shall also be covered by this instrument as the 'Property.' BORROWER COVENANTS that Borrower is lawfully seised of the estate here that the Property is unencumbered, except for encumbrances of record.	HARVEY (City) erry, and all easemer Security Instrument.	Illinois	60426 (Zip Code) now or hereafter o in this Security the Property given all
which has the address of CHICAGO, ILLINOIS SEE ATTACHS ('Property Address'); TOGETHER WITH all the improvements now or hereafter executed on the property a part of the property. All replacements and additions shall also be covered by this linstrument as the 'Property.' BORROWER COVENANTS that Borrower is lawfully seised of the estate here that the Property is unencumbered, except for encumbrances of record. Borrower	HARVEY (City) serty, and all easemer Security Instrument. Sety conveyed and has r warrants and will defined and non-uniform covered and non-uniform	Illinois	60426 (Zip Code) now or hereafter o in this Security the Property and troperty given all by jurisdiction to

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013-60003 ILA411 Illinois MorEquity Real Estate Mortgage (7-96)

2. Funds for Taxes and Insurance. Subject a applicable law und, if required by the Linder of writing, Borrower may be required to pay to Lender on the day monthly payments are due under the Note, until the Note is paid in full, a sum ("Funds") for: (a) yearly taxes and assessments which may attain priority over this Security Instrument as a lien on the Property; (b) yearly leasehold payments or ground rents on the Property, if any; (c) yearly hazard or property insurance premiums; (d) yearly flood insurance premiums, if any; (e) yearly mortgage insurance premiums, if any; and (f) any sums payable by Borrower to Lender, in accordance with the provisions of paragraph 8, in lieu of the payment of mortgage insurance premiums. These items are called "Escrow Items," Lender may, at any time, collect and hold Funds in an amount not to exceed the maximum amount a lender for a federally related mortgage loan may require for Borrower's escrow account under the federal Real Estate Settlement Procedures Act of 1974 as amended from time to time, 12 U.S.C. 2601 et seq ("RESPA"), unless another law that applies to the Funds sets a lesser amount. If so, Lender may, at any time, collect and hold Funds in an amount not to exceed the lesser amount. Lender may estimate the amount of Funds due on the basis of current data and reasonable estimates of expenditures of future Escrow Items or otherwise in accordance with applicable law. estimates of expenditures of future Escrow Items or otherwise in accordance with applicable law.

Lender shall apply the Funds to pay the Escrow Items. Lender may not charge Borrower for holding and applying the Funds, annually analyzing the escrow account, or verifying the Escrow Items, unless Lender pays Borrower interest on the Funds and applicable law permits Lender to make such a charge. However, Lender may require Borrower to pay a one-time charge for an independent real estate tax reporting service used by Lender in connection with this loan, unless applicable law provides otherwise. Unless an agreement is made or applicable law requires interest to be paid, Lender shall not be required to pay Borrower any interest or earnings on the Funds. Borrower and Lender may agree in writing, however, that interest shall be paid on the Funds. Lender shall give to Borrower, without charge, an annual accounting of the Funds, showing credits and debits to the Funds and the purpose for which each debit to the Funds was made. The Funds are pledged as additional security for all sums secured by this Security Instrument.

If the Funds held by Lender exceed the amounts permitted to be held by applicable law, Lender shall account to Borrower for the excess Funds in accordance with the requirements of applicable law. If the amount of the funds held by Lender at any time is not sufficient to pay the Escrow Items when due, Lender may so notify porrower in writing, and, in such case Borrower shall pay to Lender the amount necessary to make up the deficiency. Borrower shall make up the deficiency in no more than twelve monthly payments, at Lender's sole discretion.

Upon payment in full of all sums secured by this Security Instrument, Lender shall promptly refund to Borrower any Funds held by Lender. If, under paragraph 21, Lender shall acquire or sell the Property, Lender, prior to the acquisition or sale of the Property, shall apply any Funds held by Lender at the time of acquisition or sale as a crodit against the sums secured by this Security Instrument.

- 3. Application of Payments. Unless applicable law provides otherwise, all payments received by Lender under paragraphs 1 and 2 shall be applied: first, to amounts payable in paragraph 2; second to any late charges and NSF charges due under the Note; third to interest due; and last to principal due.
- 4. Charges; Liens. Borrower shall pay all taxes, assessments, charges, fines and impositions attributable to the Property which may attain priority over this Security Instrument, and leasehold payments a ground rents, if any. Borrower shall pay these obligations in the manner provided in paragraph 2, or if not paid in that manner, Borrower shall pay them on time directly to the person owed payment. Borrower shall promptly furnish to Lender all notices of amounts to be paid under this paragraph. If Borrower makes these payments directly, Borrower shall promptly furnish to Lender receipts evidencing the payments.

Borrower shall promptly discharge any lien which has priority over this Security Instrument unless Borrower: (a) agrees in writing to the payment of the obligation secured by the lien in a manner acceptable to Lender; (b) contests in good faith the lien by, or defends against enforcement of the lien in, legal proceedings which in the Lender's opinion operate to prevent the enforcement of the lien; or (c) secures from the holder of the lien an agreement satisfactory to Lender subordinating the lien to this Security Instrument. If Lender determines that any part of the Property is subject to a lien which may attain priority over this Security Instrument, Lender may give Borrower a notice identifying the lien. Borrower shall satisfy the lien or take one or more of the actions set forth above within 10 days of the giving of notice.

5. Hazard or Property Insurance. Borrower shall keep the improvements now existing or hereafter erected on the Property insured against loss by fire, hazards included within the term "extended coverage" and any other hazards, including floods or flooding, for which Lender requires insurance. This insurance shall be maintained in the amounts and for the periods that Lender requires. The insurance carrier providing the insurance shall be chosen by Borrower subject to Lender's approval which shall not be unreasonably withheld. If Borrower fails to maintain coverage described above, Lender may, at Lender's option obtain coverage to protect Lender's rights in the Property in accordance with Faraç raph 7.

All insurance policies and renewals shall be acceptable to Lender and shall include a standard mortgage clause. Lender shall have the right to hold the policies and renewals. If Lender requires, Borrower shall promptly give to Lender all receipts of premiums and renewal notices. In the event of loss, Borrower shall give prompt notice to the insurance carrier and Lender. Lender may make proof of loss if not made promptly by Borrower.

Unless Lender and Borrower otherwise agree in writing, insurance proceeds shall be applied to restoration or repair of the property damaged, if the restoration or repair is economically feasible and Lender's security is not lessened. If the restoration or repair is economically feasible and Lender's security is not lessened. If the restoration or repair is not economically feasible or Lender's security would be less and the insurance proceeds shall be applied to the sums secured by this Security Instrument, whether or not then due, with any excess paid to Borrower abandons the Property, or does not answer within 30 days a notice from Lender that the insurance carrier has offered to settle a claim, upon Lender may collect the insurance proceeds. Lender may use the proceeds to repair or restore the Property or to pay sums secured by this Security Instrument, whether or not then due. The 30-day period will begin when the notice is given.

Unless Lender and Borrower otherwise agree in writing, any application of proceeds to principal shall not extend or postpone the due date of the monthly payments referred to in paragraphs 1 and 2 or change the amount of the payments. If under paragraph 21 the Property is acquired by Lender, Borrower's right to any insurance policies and proceeds resulting from damage to the Property prior to the acquisition shall pass to Lender to the extent of the sums secured by this Security Instrument immediately prior to the acquisition.

6. Occupancy, Preservation, Maintenance and Protection of the Property; Borrower's Loan Application; Leaseholds. Borrower shall occupy, establish, and use the Property as Borrower's principal residence within sixty days after the execution of this Security Instrument and shall continue to occupy the Property as Borrower's principal residence for at least one year after the date of occupancy, unless Lender otherwise agrees in writing, which consent shall not be unreasonably withheld, or unless extenuating circumstances exist which are beyond Borrower's control. Borrower shall not destroy, damage or impair the Property, allow the Property to deteriorate, or commit waste on the Property. Borrower shall be in default if any forfeiture action or proceeding, whether civil or criminal, is begun that in Lender's good faith judgement could result in forfeiture of the Property or otherwise materially impair the lien created by this Security Instrument or Lender's security Instrument or Lender's good faith determination, precludes forfeiture of the Borrower's interest in the Property or other material impairment of the lien created by this Security Instrument or Lender's security interest. Borrower shall also be in default if Borrower, during the loan application process, gave materially false or inaccurate information or statements to Lender (or failed to provide Lender with any material information) in connection with the loan evidenced by the Note, including, but not limited to, representations concerning Borrower's occupancy of the Property as a principal residence. If this Security Instrument is on a leasehold, Borrower shall comply with all the provisions of the lease. If Borrower acquires fee title to the Property, the leasehold and the fee title shall not merge unless Lender agrees to the merger in writing.

· 08142624 Initials 7. Protection of Lender's Rights in the Property. If Borrower talk torperform the covenants and agreements contained in this Security Instrument, or there is a legal proceeding that may significantly affect Lender's rights in the Property (such as a proceeding in bankruptcy, probate, for condemnation or forfeiture or to enforce laws or regulations), then Lender may do and pay for whatever is necessary to protect the value of the Property and Lender's rights in the Property. Lender's actions may include paying any sums secured by a lien which has priority over this Security Instrument, appearing in court, paying reasonable attorneys' fees, procuring hazard or property insurance, and entering on the Property to make repairs. Although Lender may take action under this paragraph 7, Lender does not have to do so.

Any amounts disbursed by Lender under this paragraph 7 shall become additional debt of Borrower secured by this Security Instrument. Unless Borrower and Lender agree to other terms of payment, these amounts shall bear interest from the date of disbursement at the Note rate and shall be payable, with interest, upon notice from Lender to Borrower requesting payment.

- 8. Mortgage Insurance. If Lender required mortgage insurance as a condition of making the loan secured by this Security Instrument, Borrower shall pay the premiums required to maintain the mortgage insurance in effect. If, for any reason, the mortgage insurance coverage required by Lender lapses or ceases to be in effect, Borrower shall pay the premiums required to obtain coverage substantially equivalent to the mortgage insurance previously in effect, at a cost substantially equivalent to the cost to Borrower of the mortgage insurance previously in effect, from an alternate mortgage insurer approved by Lender. If substantially equivalent mortgage insurance coverage is not available, Borrower shall pay to Lender each month a sum equal to one-twelfth of the yearly mortgage insurance premium being paid by Borrower when the insurance coverage lapsed or ceased to be in effect. Lender will accept, use and retain these payments as a loss reserve in lieu of mortgage insurance. Loss reserve payments may no longer be required, at the option of Lender, if mortgage insurance coverage (in the amount and for the period that Lender requires) provided by an insurer approved by Lender again becomes available and is obtained, Borrower shall pay the premiums required to maintain mortgage insurance in effect, or to provide a loss reserve, until the requirement for mortgage insurance ends in accordance with any written agreement between Borrower and Lender or applicable law.
- 9. Inspection. Lender or it's agent may make reasonable entries upon and inspections of the Property. Lender shall give Borrower notice at the time of or prior to an inspection specifying reasonable cause for the inspection.
- 10. Condemnation. The proceeds of any award or claim for damages, direct or consequential, in connection with any condemnation or other taking of any part of the Property, or for conveyance in lieu of condemnation, are hereby assigned and shall be paid to Lender.

In the event of a total taking of the Property, the proceeds shall be applied to the sums secured by this Security Instrument, whether or not then due, with any excess paid to Borrower. In the crent of a partial taking of the Property in which the fair market value of the Property immediately before the taking is equal to or greater than the amount of the sums secured by this Security Instrument immediately before the taking, unless Borrower and Lender otherwise agree in writing, the sums secured immediately before the taking, divided by (b) the fair market value of the Property immediately before the taking. Any balance shall be paid to Borrower. In the event of a partial taking of the Property in which the fair market value of the Property immediately before the taking, unless Borrower and Lender otherwise agree in writing or unless applicable law otherwise provides, the proceeds shall be applied to be sums secured by this Security Instrument whether or not the sums are then due.

If the Property is abandoned by Borrower, or if, after nouce of Lender to Borrower that the condemnor offers to make an award to settle a claim for damages, Borrower fails to respond to Lender within 30 days after the date the notice is given, Lender is authorized to collect and apply the proceeds, at its option, either to restoration or repair of the Property or to the sums secured by this Security Instrument, whether or not then due.

Unless Lender and Borrower otherwise agree in writing, any application of proceeds to principal shall not extend or postpone the due date of the monthly payments referred to in paragraphs 1 and 2 or change the amount of such payments.

- 11. Borrower Not Released; Forbearance By Lender Not a Walver. Diension of the time for payment or modification of amortization of the sums secured by this Security Instrument granted by Lender to any successor in interest of Borrower shall not operate to release the liability of the original Borrower or Borrower's successors in interest. Lender shall not be required to commence proceedings against any successor in interest or refuse to extend time for payment or otherwise modify amortization of the sums secured by this Security Instrument by reason of any demand made by the original Borrower or Borrower's successors in interest. Any forbearance by Lender in exercising any right or remedy shall not be a waiver of or preclude the exercise of any right or remedy.
- 12. Successors and Assigns Bound; Joint and Several Liability; Co-signers. The covenants and agreements of this Security Instrument shall bind and benefit the successors and assigns of Lender and Borrower, subject to the provisions of paragraph 17. Borrower's covenants and agreements shall be joint and several. Any Borrower who co-signs this Security Instrument but does not exect to the Note: (a) is co-signing this Security Instrument only to mortgage, grant and convey that Borrower's interest in the Property under the terms of this Security Instrument; (b) is not personally obligated to pay the sums secured by this Security Instrument; and (c) agrees that Lender and any other Borrower may agree to extend, modify, forbear or make any accommodations with regard to the terms of this Security Instrument or the Note without that Borrower's conse it. ii
- 13. Loan Charges. If the loan secured by this Security Instrument is subject to a law which sets maximum icon charges, and that law is finally interpreted so that the interest or other loan charges collected or to be collected in connection with the loan exceet the permitted limits, then: (a) any such loan charge shall be reduced by the amount necessary to reduce the charge to the permitted limit; and (b) any such abroady collected from Borrower which exceeded permitted limits will be refunded to Borrower. Lender may choose to make this refund by reducing the principal owed under the Note or by making a direct payment to Borrower. If a refund reduces principal, the reduction will be treated as a partial prepayment without any prepayment charge under the Note.
- 14. Notices. Any notice to Borrower provided for in this Security Instrument shall be given by delivering it or by mailing it by first class mail unless applicable law requires use of another method. The notice shall be directed to the Property Address or any other address Borrower designates by notice to Lender. Any notice to Lender shall be given by first class mail to Lender's address stated herein or any other address Lender designates by notice to Borrower. Any notice provided for in this Security Instrument shall be deemed to have been given to Borrower or Lender when given as provided in this paragraph.
- 15. Governing Law; Severability. This Security Instrument shall be governed by federal law and the law of the jurisdiction in which the Property is located. In the event that any provision or clause of this Security Instrument or the Note conflicts with applicable law, such conflict shall not affect other provisions of this Security Instrument of the Note conflicts with applicable law, such conflict shall not affect other provisions of this Security Instrument which can be given effect without the conflicting provision. To this end the provisions of this Security Instrument and the Note are declared to be severable.
 - 16. Borrower's Copy. Borrower shall be given one conformed copy of the Note and of this Security Instrument.
- 17. Transfer of the Property of a Beneficial Interest in Borrower. If all or any part of the Property or any interest in it is sold or transferred (or if a beneficial interest in Borrower is sold or transferred and Borrower is not a natural person) without Lender's prior written consent, Lender may, at its option, require immediate payment in full of all sums secured by this Security Instrument. However, this option shall not be exercised by Lender if exercise is prohibited by federal law as of the date of this Security Instrument.

If Lender exercises this option, Lender shall give Borrower notice of acceleration. The notice shall provide a period of not less than 30 days from the date the notice is delivered or mailed within which Borrower must pay all sums secured by this Security Instrument. If Borrower fails to pay these sums prior to the expiration of this period, Lender may invoke any remedies permitted by this Security Instrument without further notice or demand on Borrower.

Page 3 of 4 08142624 _____ Initial

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18. Borrower's Right to Reinstate. If Borrower meets certain conditions, Borrower shall have the right to have enforcement of this Security Instrument discontinued at any time prior to the earlier of: (a) 5 days (or such other period as applicable law may specify for reinstatement) before sale of the Property pursuant to any power of sale contained in this Security Instrument; or (b) entry of a judgment enforcing this Security Instrument. Those conditions are that Borrower: (a) pays Lender all sums which then would be due under this Security Instrument and the Note as if no acceleration had occurred; (b) cures any default of any other covenants or agreements; (c) pays all expenses incurred in enforcing this Security Instrument, including, but not limited to, reasonable attorneys' fees; and (d) takes such action as Lender may reasonably require to assure that the lien of this Security Instrument Lender's right in the Property and Borrowers's obligation to pay the sums secured by this Security Instrument shall continue unchanged. Until reinstatement by Borrower, this Security Instrument and the obligations secured hereby shall remain fully effective as if no acceleration had occurred. However, this right to reinstate shall not apply in the case of acceleration under paragraph 17.

19. Sale of Note; Change of Loan Servicer. The Note or a partial interest in the Note (together with this Security Instrument) may be sold one or more times without prior notice to Borrower. A sale may result in a change in the entity (known as the "Loan Servicer") that collects monthly payments due under the Note and this Security Instrument. There also may be one or more changes of the Loan Servicer unrelated to a sale of the Note. If there is a change of the Loan Servicer, Borrower will be given written notice of the change in accordance with paragraph 14 above and applicable law. The notice will state the name and address of the new Loan Servicer and the address to which payments should be made. The notice will also contain any

other information required by applicable law.

ji 20. Hazardous Substances. Borrower shall not cause or permit the presence, use, disposal, storage, or release of any Hazardous Substances on or in the Property. Borrower shall not do, nor allow anyone else to do, anything affecting the Property that is in violation of any Environmental Law. The preceding two sentences shall not apply to the presence, use, or storage on the Property of small quantities of Hazardous Substances that are generally recognized to be appropriate to normal residential uses and to maintenance of the Property.

Borrower shall promptly give Lender written notice of any investigation, claim, demand, lawsuit or other action by any governmental or regulatory agency or private party involving the Property and any Hazardous Substance or Environmental Law of which Borrower has actual knowledge. If Borrower learns, or is notified by a ny governmental or regulatory authority, that any removal or other remediation of any Hazardous Substance affecting the Property is necessary, Borrower shall promptly take all necessary remedial actions in accordance with Environmental Law.

As used in this paragraph 20. "Hazardous Substances" are those substances defined as toxic or hazardous substances by Environmental Law and the

- As used in this paragraph 20. "Azarcous Substances' are those substances defined as toxic or hazardous substances by Environmental Law and the following substances; gasoline, kerosana other flammable or toxic petroleum products, toxic pesticides and herbicides, volatile solvents, materials containing asbestos or formaldehyde and reanactive materials. As used in this paragraph 20, "Environmental Law" means federal laws and laws of the jurisdiction where the Property is located that relate to health, safety or environmental protection.

 NON-UNIFORM COVENANTS, Borrower and Lender further covenants and agree as follows:

 21. Acceleration; Remedies. Lender shall give police to Borrower prior to acceleration following Borrower's breach of any covenant or agreement in this Security Instrument (but not prior to acceleratior, under paragraph 17 unless applicable law provides otherwise). The notice shall specify: (a) the default; (b) the action required to cure the default; (c) a date, not less than 30 days from the date the notice is given to Borrower, by which the default must be cured; and (d) that failure to cure the default on or before the date specified in the notice may result in acceleration of the sums secured by this Security Instrument and sale of the Property. The notice shall further a mand, may invoke the power of sale, including the right to cured on or before the date specified in the notice, Lender at its option, and without further a mand, may invoke the power of sale, including the right to accelerate full payment of the Note, and any other remedies permitted by applicable law. Lender shall be entitled to collect all expenses incurred in pursuing the remedies provided in this paragraph 21, including, but not limited to, reasonable at propeys' fees and costs of title evidence.

 22. Release. Upon payment of all sums secured by this Security Instrument without charge to Borrower.
- 22. Release. Upon payment of all sums secured by this Security Instrume it, i ender shall release this Security Instrument without charge to Borrower. Borrower shall pay any recordation costs.

23. Walver of Homestead. Borrower waives all right of homestead exemption in the Property.
24. Future Advances. The lien of this Security Instrument shall secure the existing indebtedness under the Note and any future advances made under this Security Instrument up to one hundred fifty percent (150%) of the original principal amount of the Note plus interest thereon, attorneys' fees and

BY SIGNING BELOW, Borrower accepts and agrees to the terms and covenants contained in this Security Instrument and in any rider(s) executed by Borrower and recorded with it.

In witness whereof, the said Mortgagor(s) has/have hereu	ınto set his/her/the	ir hand(s) an	d seal(s) this 🛓	<u> </u>	day of DEC	EMBER, 1998
Will Al Qu	(SEAL)			LQ _		/CEA
WILLIE GLADNEY	(SEAL)				75:	(SEAI
STATE OF ILLINOIS, County of COOK	· · · · · · · · · · · · · · · · · · ·	ss:		, w <u>-</u>	0	
I, the undersigned, a Notary Public, in and for said County are the undersigned, a Notary Public, in and for said County are the undersigned, and County are personally known to me to be the same person(s) whose nare and acknowledged that he/she/they signed, sealed and delighterein set forth, including the release and waiver of the right	DEP me is/are subscrib vered said instrun	ed to the fore	aoina instrume	nts appeared d voluntary a	before me th	nis day in person es and purposes
Given under my hand and notarial seal this HTH	DE	11/14	1998			
My Commission expires: OFFICIAL SEAL MARK ALAN SCHWAR NOTARY PUBLIC STATE C MY COMMISSION EXP. M	SETT I NOIS	V(J		Notary Public		

UNOFFICIAL COPY

EXHIBIT A

LEGAL DESCRIPTION

LOT 18 (EXCEPT THE EAST 80 FEET THEROF) IN F.H. BARTLETT'S SUBDIVISION OF LOTS 2, 3,AND 4 IN ASUBDIVISION OF THAT PART LYING EAST OF VINCENNES ROAD OF THE SOUTH 1/2 OF THE NORTH WEST 1/4 AND OF THE NORTH 1/2 OF THE SOUTH WEST 1/4 (EXCEPT THE NORTH 10 ACRES) OF SECTION 18, TOWNSHIP 36 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Cook County Clerk's Office Permane at Index Number: 29-18-116-030