

UNOFFICIAL COPY

IN THE CIRCUIT COURT OF  
COOK COUNTY, ILLINOIS



Doc#: 0927522054 Fee: \$38.00  
Eugene "Gene" Moore RHSP Fee:\$10.00  
Cook County Recorder of Deeds  
Date: 10/02/2009 12:36 PM Pg: 1 of 2

BENEFICIAL ILLINOIS, INC.

Plaintiff

CHARLES L. JAMES SR.  
XXX-XX-3814

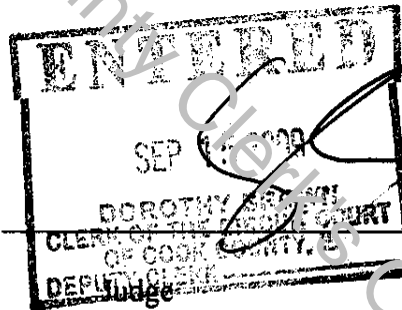
Defendant(s)

Recorder's Stamp

No. 09M1 125001

MEMORANDUM OF JUDGMENT

On 05/13/09, judgment was entered in this court in favor of the plaintiff, BENEFICIAL ILLINOIS, INC. and against defendant(s) CHARLES L. JAMES SR. whose address is 9650 INDIANA AVE, CHICAGO, IL, in the amount of \$14,934.34, plus costs. PIN#: 25-10-107-039-0000



Judge's No.

Friedman & Wexler LLC  
Attorney for Plaintiff  
500 W. Madison St., Suite 450  
Chicago, IL 60661  
(312) 474-1000  
Attorney No. 91761  
80011.588

DOROTHY BROWN, CLERK OF THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS

BM

# UNOFFICIAL COPY

FIRST AMERICAN TITLE

ORDER # **262634**

This instrument was prepared by:

Name:  
**Guardian Real Estate Services**

Address:  
**Guardian Real Estate Services  
1 South 660 Midwest Rd, Ste 140  
Oakbrook Terrace, IL 60181**

After Recording Return To:  
**WestAmerica Mortgage Company  
1 S. 660 Midwest Road, Suite 100  
Oakbrook Terrace, IL 60181**



Doc#: **0725640193** Fee: **\$38.00**  
Eugene "Gene" Moore RHSP Fee: **\$10.00**  
Cook County Recorder of Deeds  
Date: **09/13/2007 02:50 PM** Pg: 1 of 8

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MIN: 1000312-0960844873-2

## MORTGAGE

FHA CASE NO.

**137-3683828-703**

THIS MORTGAGE ("Security Instrument") is given on **August 24, 2007**

The mortgagor is **CHARLES L JAMES, Sr. and SIRENA JAMES, Husband and Wife**

("Borrower"). This Security Instrument is given to Mortgage Electronic Registration Systems, Inc. ("MERS") (solely as nominee for Lender, as hereinafter defined, and Lender's successors and assigns), as beneficiary. MERS is organized and existing under the laws of Delaware, and has an address and telephone number of P.O. Box 2026, Flint, MI 48501-2026, tel. (888) 679-MERS. **SGB Corporation DBA WestAmerica Mortgage Company, A Colorado Corporation**

("Lender") is organized and existing, and

under the laws of **The State of Colorado** has an address of **600 Holiday Plaza Drive, Suite 205, Matteson, IL 60443**

Borrower owes Lender the principal sum of **One Hundred Sixty Three Thousand Nine Hundred Twenty Two and no/100** Dollars (U.S. \$ **163,922.00**).

This debt is evidenced by Borrower's note dated the same date as this Security Instrument ("Note"), which provides for monthly payments, with the full debt, if not paid earlier, due and payable on **September 01, 2037**

This Security Instrument secures to Lender: (a) the repayment of the debt evidenced by the Note, with interest, and all renewals, extensions and modifications of the Note; (b) the payment of all other sums, with interest, advanced under paragraph 7 to protect the security of this Security Instrument; and (c) 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 MERS (solely as nominee for Lender and Lender's successors and assigns) and to the successors and assigns of MERS the following described property located in **Cook** County, Illinois:

**LOT 18 IN BLOCK 6 IN SECOND ROSELAND HEIGHTS SUBDIVISION OF EAST 2/3 OF THE NORTHWEST 1/4 OF SECTION 10, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. PIN # 25-10-107-039-0000 VOL.0284**

262634

SHC

ILLINOIS FHA MORTGAGE

ITEM 9601L1 (0205)--MERS  
**844873**

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6/96  
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**844873**