

UNOFFICIAL COPY

Doc#: 1604708051 Fee: \$62.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 02/16/2016 09:48 AM Pg: 1 of 8

space reserved for recording information

RECORDING COVER SHEET NOTICE OF COURT ORDER REFORMING MORTGAGE

This notice is being recorded to provide notice to all parties that a court order was entered in case 15 CH 5466 **MidFirst Bank v. Bell, Unknown Heirs and/or Legatees of Virginia, et al.**, an order was entered reforming the legal description of the mortgage recorded February 19, 1993 as document 93131080. A copy of the order is attached hereto.

Prepared by and return to:

This instrument was prepared by/return to:
SHAPIRO KREISMAN & ASSOCIATES, LLC
2121 Waukegan Road, Suite 301
Bannockburn, IL 60015
(847) 291-1717

15-075437

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15-075437

IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS
COUNTY DEPARTMENT - CHANCERY DIVISION

MIDFIRST BANK
PLAINTIFF,

-vs-

UNKNOWN HEIRS AND/OR LEGATEES OF
VIRGINIA BELL, DECEASED; UNKNOWN
HEIRS AND/OR LEGATEES OF HARRY
BELL, DECEASED; MARY A. BELL; JULIE
E. FOX, AS SPECIAL REPRESENTATIVE
FOR VIRGINIA BELL, DECEASED; JULIE E.
FOX, AS SPECIAL REPRESENTATIVE
FOR HARRY BELL, DECEASED;
UNKNOWN OWNERS AND NON-RECORD
CLAIMANTS; UNKNOWN OCCUPANTS
DEFENDANTS

NO. 15 CH 5466

PROPERTY ADDRESS:
322 PRAIRIE AVENUE
CALUMET CITY, IL 60409

ORDER OF REFORMATION

THIS CAUSE coming before the Court upon Plaintiff's Motion for entry of an Order on the portion of its Complaint seeking the reformation of a mortgage and its associated documents, due notice having been given, and the Court being fully advised in the premises;

THE COURT FINDS:

1. On or about February 12, 1993, Virginia Bell executed a mortgage granting a security interest in the Mortgaged Premises to Plaintiff or Plaintiff's predecessor herein.
2. The subject mortgage and its associated documents contain error(s) in the common address, with said errors, as follows:

See attached Exhibit A

3. That the subject mortgage and its associated documents correctly purports to affect the property with a common street address of 322 Prairie ³²², Calumet City,

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IL 60409, bearing a permanent index number of 29-12-109-051-0000. **The accurate common address is:**

322 Prairie Avenue, Calumet City, IL 60409

4. It was the intent of the parties that the subject mortgage and its associated documents be an encumbrance against the property commonly known as 322 Prairie Avenue, Calumet City, IL 60409, bearing permanent index No. 29-12-109-051-0000 and that the common address on the mortgage and its associated documents be accurate.

5. The error/omission appearing in the subject mortgage and its associated documents common address was inadvertent and without the knowledge of either of the parties to the mortgage.

6. Notwithstanding this inadvertent omission, the subject mortgage and its associated documents still contains sufficient information necessary to identify the property commonly known as 322 Prairie Avenue, Calumet City, IL 60409.

7. Notwithstanding this inadvertent omission, the subject mortgage still encumbers, and is a valid lien upon the property commonly known as 322 Prairie Avenue, Calumet City, IL 60409.

IT IS THEREFORE ORDERED:

A) That the Mortgage dated February 12, 1993 and recorded February 19, 1993 as document number 93131080, and its associated documents is and remains a valid lien against the property commonly known as 322 Prairie Avenue, Calumet City, IL 60409.

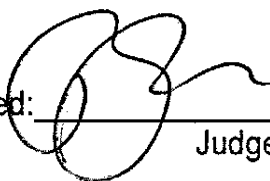
B) That the Mortgage dated February 12, 1993 and recorded February 19, 1993 as document number 93131080, together with any associated documents subsequent assignments thereof, are hereby reformed to reflect the correct common address, which is as follows:

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322 Prairie Avenue, Calumet City, IL 60409

- C) That the plaintiff is authorized to record this order to reflect the correct common address for the property commonly known as 322 Prairie Avenue, Calumet City, IL 60409, IL bearing a permanent index number of 29-12-109-051-0000; and
- D) That the Court finds no just reason to delay either enforcement or appeal of this order pursuant to Ill. Supreme Court Rule 304(a).

ENTERED
 Judge Robert Genechalle-1915
FEB 05 2018
 Dated: **DOROTHY BROWN**
 CLERK OF THE CIRCUIT COURT
 OF COOK COUNTY, IL
 DEPUTY CLERK

Entered:  _____
 Judge

Shapiro Kreisman & Associates, LLC
 Attorney for Plaintiff
 2121 Waukegan Road, Suite 301
 Bannockburn, IL 60015
 (847) 291-1717
 ILNOTICES@logs.com
 Attorney No: 42168

Cook County Clerk's Office

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EXHIBIT A

01 FEBRUARY 1993

WHEN RECORDED MAIL TO:

93131080

AMERICA'S LENDING NETWORK
3050 CHAIN BRIDGE ROAD, #304
FAIRFAX, VIRGINIA 22030

93131080

(Space Above This Line for Recording Data)

State of Illinois

MORTGAGE

LOAN #
FHA Case No.

THIS MORTGAGE ("Security Instrument") is given on FEBRUARY 12, 1993
VIRGINIA BELL PARCEL TO HARRY BELL

The mortgagor is
27- ER
("Borrower"),

whose address is 822 PRAIRIE,
CALUMET CITY, IL. 60409
This Security Instrument is given to STANDARD FEDERAL SAVINGS
ASSOCIATION

which is organized and existing under the laws of the UNITED STATES
whose address is 481 N. FREDERICK AVENUE,
GAITHERSBURG, MD. 20878-9481
Borrower owns the principal sum of

("Lender").

FIFTY EIGHT THOUSAND SIX HUNDRED SIXTY EIGHT AND NO/100---
Dollars (U.S. \$ 58,668.00). This debt is evidenced by Borrower's note dated the same date as this
Security Instrument ("Note"), which provides for monthly payments, of the full debt, if not paid earlier, due and
payable on MARCH 3, 2023. This Security Instrument serves to Lender: (a) the repayment of the
debt evidenced by the Note, with interest, and all renewals, extensions and modifications; (b) the payment of all other
sums, with interest, advanced under paragraph 6 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 Lender the following described property located in
COOK County, Illinois

LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF.

THE SOUTH 11 FEET OF LOT 3, ALL OF LOT 4 AND THE NORTH 2 FEET OF LOT 2 IN BLOCK 4 IN
CALUMET SUBDIVISION, BEING A SUBDIVISION OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF
SECTION 12, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN
COOK COUNTY, ILLINOIS.
PERMITS/TAX ID. 29-12-159-051

THIS IS NOT INVESTMENT PROPERTY FOR HARRY BELL.

which has the address of 322 PRAIRIE,

CALUMET CITY,

Illinois 60409
(ZIP Code)

(Property Address),
Street

(City)

93131080

TOGETHER WITH all the improvements now or hereafter erected on the property, and all easements, rights,
appurtenances, rents, royalties, mineral, oil and gas rights and profits, water rights and shock and all fixtures now or
hereafter a part of the property. All replacements and additions shall also be covered by this Security Instrument. All of
the foregoing is referred to as this Security Instrument as the "Property."

BORROWER COVENANTS that Borrower is lawfully seized of the estate hereby conveyed and has the right to
mortgage, grant and convey the Property and that the Property is unencumbered, except for encumbrances of record
Borrower warrants and well defends generally the title to the Property against all claims and demands, subject to any
encumbrances of record.

1. Payment of Principal, Interest and Late Charge. Borrower shall pay when due the principal of, and interest on, the debt evidenced by the Note and late charges due under the Note.
2. Monthly Payments of Taxes, Insurance and Other Charges. Borrower shall include in each monthly payment, together with the principal and interest as set forth in the Note and any late charges, an installment of any (a) taxes and special assessments levied or to be levied against the Property; (b) household payments or ground rents on the Property; and (c) premiums for insurance required by paragraph 4.

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BOX 333

16-111 1-19-93-11

EXHIBIT A

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Bell, V.

LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART, HEREOF.

THE SOUTH 11 FEET OF LOT 3, ALL OF LOT 4 AND THE NORTH 2 FEET OF LOT 5 IN BLOCK R IN CALUMET SUBDIVISION, BEING A SUBDIVISION OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 12, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.
PERMANENT TAX IZL 29-12-109-051

THIS IS NOT HOMESTEAD PROPERTY FOR HARRY BELL.

which has the address of 22 PRAIRIE,

Illinois 60409

(Street)

(*Property Address*)

CALUMET CITY,

(City)

11-4-93

Property of Cook County Clerk's Office

EXHIBIT A

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WHEN RECORDED MAIL

AMERICA'S LENDING NETWORK
3000 CHAIN BRIDGE ROAD, #304
FAIRFAX, VIRGINIA 22030

(Place Above This Line For Recording Date)

State of Illinois

MORTGAGE

LOAN #	
FILED DATE	

THIS MORTGAGE (Security Instrument) is given on FEBRUARY 12, 1988. The mortgagor is VIRGINIA BELL MARRIED TO HARRY BELL.

*3-21-94
W. Longman*

whose address is 322 PRAIRIE, CALUMET CITY, IL. 60409. This Security Instrument is given to STANDARD FEDERAL SAVINGS ASSOCIATION which is organized and existing under the laws of THE UNITED STATES.

whose address is 407 N. FREDERICE AVENUE, WILTHEBSBURG, MD. 20878-8411.

Borrower hereby conveys and covenants to transfer to Lender the principal sum of FIFTY EIGHT THOUSAND SIX HUNDRED SIXTY EIGHT AND NO/100-- Dollars (\$58,668.00). This debt is evidenced by Borrower's note dated the same date as this Security Instrument. This Security Instrument secures to Lender: (a) the repayment of the debt evidenced by the note, with interest, and all reserves, stipulations and conditions; (b) the payment of all other sums, with interest, advanced under paragraph 4 to protect the security of this Security Instrument; and (c) the performance of Borrower's obligations under this Security Instrument and the Note. For its purpose, Borrower does hereby authorize, grant and convey to Lender the following described property located in Cook County, Illinois:

LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF, THE SOUTH 11 FEET OF LOT 3, ALL OF LOT 4 AND THE NORTH 2 FEET OF LOT 5 IN BLOCK 6 (IN CALMET SUBDIVISION), BEING A SUBDIVISION OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 12, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. PERMANENT TAX NO. 19-12-109-031

THIS IS NOT HOMESTEAD PROPERTY FOR HARRY BELL.

NO COPY OF THIS INSTRUMENT IS TO BE FILED WITH ANY RECORDING OFFICE OF ANY STATE OR COUNTY.

W. Longman

which has the address of 322 PRAIRIE, CALUMET CITY, ILLINOIS 60409 (Property Address).

TOGETHER WITH all the improvements now or hereafter erected on the property, and all easements, rights, appurtenances, rents, royalties, mineral, oil and gas rights and profits, water rights and stock and all fixtures now or hereafter a part of the property. All improvements and additions shall also be covered by this Security Instrument. All of the foregoing is referred to in this Security Instrument as the "Property."

BORROWER COVENANTS that Borrower is lawfully seized of the entire hereby conveyed and has the right to mortgage, grant and convey the property and that the property is unencumbered, except for encumbrances of record. Borrower warrants and will defend generally the title to the property against all claims and demands, subject to any encumbrances of record.

1. Payment of Principal, Interest and Late Charges. Borrower shall pay when due the principal of, and interest on, the debt evidenced by the Note and late charges due under the Note.
2. Monthly Payments of Taxes, Insurance and Other Charges. Borrower shall include in each monthly payment, together with the principal and interest or not forth in the Note and any late charges, an amount of any (a) tax and special assessments levied or to be levied against the Property, (b) household payments or ground rent of the Property, and (c) premiums for insurance required by paragraph 4.

EXHIBIT A

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EXHIBIT A

Doc#: 1424657109 fee: \$50.00
Date: 09/03/2014 09:09 AM Pg: 1 of 1
Cook County Recorder of Deeds
*RHSP:\$9.00 RPRF:\$1.00 FEES Applied

When Recorded Return To:
CITIMortgage, Inc.
C/O Nationwide Title Clearing, Inc.
2100 Alt. 19 North
Palm Harbor, FL 34683

Cit Loan No. [REDACTED]
MidFirst Loan No. [REDACTED]

ASSIGNMENT OF MORTGAGE

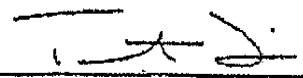
FOR GOOD AND VALUABLE CONSIDERATION, the sufficiency of which is hereby acknowledged, the undersigned, CITIMORTGAGE, INC. SUCCESSOR BY MERGER TO FIRST NATIONWIDE MORTGAGE CORPORATION, WHOSE ADDRESS IS 1000 TECHNOLOGY DRIVE, O'FALLON, MO, 63368, (ASSIGNOR), by these presents does convey, grant, assign, transfer and set over the described Mortgage with all interest secured thereby, all liens, and any rights due or to become due thereon to MIDFIRST BANK, A FEDERALLY CHARTERED SAVINGS ASSOCIATION, WHOSE ADDRESS IS 999 NW Grand Blvd., Suite 100, Oklahoma City, OK 73118 (800)654-4566, ITS SUCCESSORS AND ASSIGNS, (ASSIGNEE).

Said Mortgage is dated 02/12/1993, and made by VIRGINIA BELL to STANDARD FEDERAL SAVINGS ASSOCIATION and recorded 02/19/1993 in the records of the Recorder or Registrar of Titles of COOK County, Illinois, in Book , Page , as Instrument # 93131080.

Upon the property situated in said State and County as more fully described in said Mortgage or herein to wit:
THE SOUTH 11 FEET OF LOT 3, ALL OF LOT 4 AND THE NORTH 2 FEET OF LOT 5 IN BLOCK 6 IN CALUMET SUBDIVISION, BEING A SUBDIVISION OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 12, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.
Tax Code/PIN: 29-12-109-051-0000

Property is commonly known as: 322 PRAIRIE, CALUMET CITY, IL 60409.

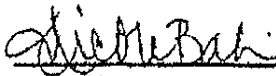
Dated this 02nd day of September in the year 2014
CITIMORTGAGE, INC. SUCCESSOR BY MERGER TO FIRST NATIONWIDE MORTGAGE CORPORATION



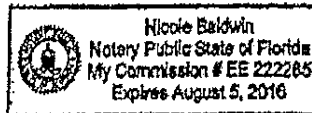
TYLER DRIVER
VICE PRESIDENT

All persons whose signatures appear above are employed by NTC, have qualified authority to sign and have reviewed this document and supporting documentation prior to signing.

STATE OF FLORIDA COUNTY OF PINELLAS
The foregoing instrument was acknowledged before me on this 02nd day of September in the year 2014, by Tyler Driver as VICE PRESIDENT of CITIMORTGAGE, INC. SUCCESSOR BY MERGER TO FIRST NATIONWIDE MORTGAGE CORPORATION, who, as such VICE PRESIDENT being authorized to do so, executed the foregoing instrument for the purposes therein contained. He/she/they is (are) personally known to me.



NICOLE BALDWIN - NOTARY PUBLIC
COMM EXPIRES: 08/05/2016



Document Prepared By: E. Lance/NTC, 2100 Alt. 19 North, Palm Harbor, FL 34683 (800)346-9152

[REDACTED]

EXHIBIT A