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2016-05550-02C


1635155197
Doc# 1635155197 Fee \$48.00
LHSP FEE:\$9.00 RPRF FEE: \$1.00
KAREN A. YARBROUGH
COOK COUNTY RECORDER OF DEEDS
DATE: 12/16/2016 02:27 PM PG: 1 OF 6

(SPACE ABOVE THIS LINE FOR RECORDER'S USE)

After Recording, Mail To:

NationalLink, LP
300 Cherrington Center Dr
Suite 300
Moon Twp., PA 15108

Order #161476

LOAN ASSUMPTION AND ASSIGNMENT OF ESCROW AGREEMENT

PREMIER TITLE

Property of Cook County Clerk's Office

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ORIGINAL INFORMATION OF THE DEED OF TRUST BEING ASSUMED

ORIGINAL AMOUNT: \$ 136725.00

MORTGAGOR: ELIZABETH R TILLOTSON AND ROBERT M TILLOTSON

MORTGAGEE: PNC MORTGAGE A DIVISION OF PNC BANK NA

TRUSTEE: N/A

DATES: 11-9-12

RECORDED: 11-20-2012

INSTRUMENT 1232508534

Property of Cook County Clerk's Office

Loan Assumption and Assignment of Escrow Agreement

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(With Release of Liability)

Name of Applicant(s): ELIZABETH R. TILLOTSON

Date: November 23, 2016

Loan #: 8000318052

Lender: PNC Mortgage, a division of PNC Bank, National Association
3232 Newmark Drive, Miamisburg, OH 45342

Property Address: 114 E. BRIARWOOD DR., STREAMWOOD, IL 60107

In consideration of the mutual agreements of Purchaser and Seller as set forth below, and on condition that the lien of the mortgage referenced below is a valid, first lien on the property and that the execution of this agreement will not impair the lien of the mortgage, the parties agree as follows:

Assumption, Agreement of Purchaser(s):

For value received, I (we), the undersigned purchaser(s), do hereby assume and agree to pay the Mortgagee, its successor or assigns, the principal balance due as set forth below, under the mortgage above described, and all accrued interest thereon, at the time, in the manner and in all respects as provided in the note secured by said mortgage. All payments for whatever purpose under the said mortgage shall be made to PNC Mortgage, a division of PNC Bank, National Association (PNC Mortgage), as Mortgagee, or as the correspondent of or duly authorized servicer for the Mortgagee.

I (we) further agree that the current status of the loan we are assuming is:

Principal Balance:	\$124,350.33
Interest Rate:	3.625%
Amount of Monthly Payment:	1054.79
Next Payment Due Date:	December 1, 2016

I (we) do further covenant and agree to fully perform each and all of the covenants, agreements and obligations under the said mortgage and note on the part of the Mortgagor(s) to be performed, in the manner and the same extent as if I (we) had originally executed the said mortgage and note. The term "mortgage" as used herein shall include any mortgage deed, deed of trust, loan deed, or any other security instrument.

Loan Assumption and Assignment of Escrow Agreement

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(With Release of Liability)

Acknowledgement

I/We acknowledge receipt and understanding of this disclosure.

Elizabeth R. Tillotson

12-2-16

Applicant: ELIZABETH R. TILLOTSON

Date

Applicant:

Date

Applicant:

Date

Applicant:

Date

STATE OF Illinois)

) SS:

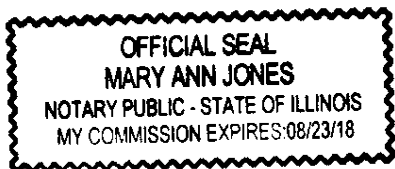
COUNTY OF COOK)

I, Mary Ann Jones, a Notary Public in and for said county and state, do hereby certify that

ELIZABETH R. TILLOTSON

personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal this 2 day of December 2016



[Signature]
NOTARY PUBLIC

My commission expires 8-23-18

Loan Assumption and Assignment of Escrow Agreement

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(With Release of Liability)

Agreement of Mortgagor(s)

I (we), the undersigned Mortgagor(s), do hereby represent and warrant that the lien of the aforesaid mortgage held by Mortgagee is a first, valid and subsisting lien on the real property described in said mortgage; that the execution and delivery of this assumption agreement by the Purchaser(s) will not impair the lien of said mortgage; that the Mortgagor(s) have not done or suffered anything to be done that would adversely affect the priority, validity, or enforceability of the mortgage, or value of the Mortgagee's security.

I (we) do hereby assign to the Purchaser any and all interest whatsoever in any moneys heretofore or hereafter deposited with PNC Mortgage for any purpose including, but without limitation to, the payment of real estate taxes and assessments, and hazard insurance premiums, if any.

It is understood that the liability of ROBERT M. TILLOTSON, under the said Mortgage and Note secured thereby shall be released by the Mortgagee, PNC Mortgage at such time as ELIZABETH R. TILLOTSON, assumes loan number 8000318052, and that a copy of this Release of Liability shall take effect with receipt of all required documents and fees necessary to complete the transaction.

Date 12-2-16 Seller Robert M. Tillotson
ROBERT M. TILLOTSON

Seller _____

STATE OF Illinois

) SS:

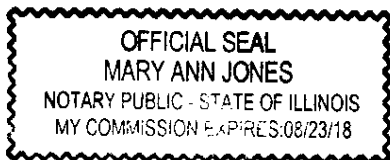
COUNTY OF COOK

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ROBERT M. TILLOTSON

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Witness my hand and official seal this 2 day of December 2016



[Signature]
NOTARY PUBLIC

My commission expires 8-23-18

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Order Number 100161476

Loan # : 8000318052

Exhibit A

LEGAL DESCRIPTION

The following described property:

THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN THE COUNTY OF COOK, IN THE STATE OF ILLINOIS, TO-WIT:

LOT 30 IN WOODLAND HEIGHTS UNIT 1, A SUBDIVISION IN THE SOUTH 1/2 OF SECTION 23 AND NORTH 1/2 OF SECTION 26, TOWNSHIP 41 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Assessor's Parcel No: 06-26-101-055

Property of Cook County Clerk's Office