



# UNOFFICIAL COPY

85158009

Property of Cook County

(Space Above the Line for Recording Date)

## MORTGAGE

201213-B

THIS MORTGAGE (the "Security Instrument") is given on **AUGUST 16 19 85** The mortgagor is **JOSEPH A. ZARBITO, MARRIED TO DEBBIE J. ZARBITO AND A. JOSEPH ZARBITO MARRIED TO PAULA M. ZARBITO\*\***

("Borrower") This Security Instrument is given to **THE TALMAN HOME FEDERAL SAVINGS AND LOAN ASSOCIATION OF ILLINOIS** which is organized and existing under the laws of **THE UNITED STATES OF AMERICA** and whose address is **4242 NORTH HARLEM NORRIDGE, ILLINOIS 60634** ("Lender") Borrower owes Lender the principal sum of **FORTY THREE THOUSAND SIX HUNDRED AND NO/100---**

Dollars (U.S. \$ **43,600.00**). 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 1, 2020**. This Security Instrument secures 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 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 Lender the following described property located in **COOK** County, Illinois:

**PARCEL 1: UNIT NUMBER 1531-3 IN MONROE HOUSE CONDOMINIUM FORMERLY KNOWN AS THE HIGHWAY HOUSE 11 CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PART OF BLOCK 2 IN O.C. BRADSHAW'S SUBDIVISION OF THE LAST 1/2 OF THE WEST 1/2 OF THE NORTH EAST 1/4 OF SECTION 1, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 25360018 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS. PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE 1-B, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION RECORDED AS DOCUMENT 25360018.**

**\*\*DEBBIE J. ZARBITO AND PAULA M. ZARBITO HAS EXECUTED THIS MORTGAGE FOR THE SOLE PURPOSE OF PERFECTING ALL WAIVER OF PRIORITY RIGHTS OF THEIR SPOUSES, JOSEPH A. ZARBITO AND A. JOSEPH ZARBITO.**

15-01-202-029-1003\*

which has the address of **1531 MONROE - UNIT 3** **RIVER FOREST**  
Illinois **60305** ("Property Address")

Borrower warrants with all the improvements now or hereafter erected on the property and all equipment, rights, appurtenances, utility easements, mineral, oil, and gas rights and profits, water rights and stock 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 in this Security Instrument as the "Property."

Borrower certifies 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 owned and held free of all encumbrances of record. Borrower warrants and will defend generally the title to the Property against all claims and demands, subject to any reasonable exceptions.

This Security Instrument is subject to all the covenants, conditions, and restrictions contained in the deed and the covenants with respect to the property, which are hereby incorporated by reference into this Security Instrument.

ILLINOIS

TALENT FILED, ILLINOIS INSTRUMENT

Form 1014 12-84

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