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MORTGAGE

THIS NOT TGAGE ("Security Instrument") is given on MAY 19.

19...87. The mort agor is GUILLERYO MONARREZ, A BACHELOR AND FRANCISCO JAVIER MONARREZ MARRIED

TO MARIA 1 UISA MONARREZ ("Borrower"). This Security Instrument is given to ("Borrower"). This Security Instrument is given to CIVIC FEDERAL S. VI ICS BANK, which is organized and existing under the laws of (H) UNITED STATES OF AMERICA and whose address is .3522 West 26th Street - Cicago, Illinois 60623 Borrower owes Lender the principal sum of THIRTY FIVE THOUSAND TWO HUNDRED AND NO/100ths----Dollars (U.S. \$ 35, 200, 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 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

Lot Twenty Five (25) in Block Jie (1) in George W. Case Subdivision of the West Half (W) of the East dalf (E) of the North West Quarter (NW) of Section Thirty Five (35) Township Thirty Nine (39) North, Range Thirteen (13), East of the Third (3rd) Principal Meridian, (Except the North One Hundred (100) rest of the South Half (S1) thereof) in Cook County Illinois. COMFORTY KNOWN AS: 3159 SOUTH RIDGEWAY CHICAGO, ILLINOIS 60623. PERMANENT TAX #16-35-105-024

DBO

VOLJME #580 Clart's Office

3159 SOUTH RIDGEWAY CHICAGO which has the address of [Street] Illinois 60623 ("Property Address"): [Zip Code]

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 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 COVENANTS that Borrower is lawfully seised 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 will defend generally the title to the Property against all claims and demands, subject to any encumbrances of record.

THIS SECURITY INSTRUMENT combines uniform coy mits for national use and non-uniform covenants with limited variations by jurisdiction to constitute a uniform see ty instrument covering real property.

ILLINOIS-Single Family-FNMA/FHLMC UNIFORM INSTRUM

Box 16

Mail to

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8728122	rower, by which the default must be cured; tice may result in acceleration of the sums le of the Property. The notice shall further reclosure. If the default is not cured on or sert in the foreclosure proceeding the non-curity lastrament in full of all sums secured by indicial proceeding, as provided in this paragraph 19, including, as provided in this paragraph 19, including, not imited in the Property and to collect the tents of age the Property and to collect the tents of the get the Property and to collect the tents of this get the Property and to collect the tents of this foreign on limited to, receiver's fees, premiums on this Security Instrument. A by Borrower and recorded together with the Property. The incorporated into and shall amend and shall amend and covernants. Bider A covernants contained in this Security and covernants contained in this Security. Bider A covernants contained in this Security and covernants contained in this Security. A covernants contained in this Security and covernants contained in this Security. Bider Bider A covernants contained in this Security and covernants.	fault; (c) a deter, not lees than 30 days from the date specified in the no did (d) that failure to cure the default on or before the date specified in the no do d) but so ceeding and sales after acceleration and the right to acceleration and the right to reinstate after acceleration and the right to as form Borrower of the right to reinstate after acceleration and the right to as fore the date specified in the notice, Lender at its option may require immed fore the date specified in the notice, Lender at its option may require immed for the date specified in the notice, Lender at its option may require immed to collect all expenses incurred in parsuing the remedit and limited to, reasonable attorneys' (see and costs of title evidence. 20. Leader in Possession. Upon acceleration under paragraph 19 or aba pointed receiver) shall be entitled to enter upon, take possession of and mans strong to the content of all sums secured by this Security including, but in 21. Release. Upon payment of all sums secured by this Security instrument without charge to Borrower. Borrower shall pay any recordation con strong without charge to Borrower. Borrower shall pay any recordation con strong without charge to Borrower. Borrower shall pay any recordation con strong without charge to Borrower. Borrower shall pay any recordation con strument. We concluding, but in the conclusion of the sums secured by this Security Instrument of all sums secured by the security instrument. The coverants and agreements of this Security Instrument as if Graduated Payment, Wartument, Payment of all sums secured by this Security instrument as if Graduated Payment. The coverants and agreements of this Security Instrument as if Graduated Payment, Wartument, War	single of the state of the stat
87281.25	to acceleration under paragraphs 13 and 19 to acceleration under paragraphs 13 and 19 to etault; (b) the action required to cure the fice may result in acceleration of the sums section. The notice shall further reclosure. If the default is not cured on or reclosure. If the default is not cured on or late payment in full of all sums secured by including the non-seprovided in this paragraph 19, including, need on the property and to collect the rents of sign the Property and to collect the rents of sign in the Property and to collect the rents of the special proceeding, aver shall be applied first to payment of the with sign in the Property and to collect the rents of the sign in the Property and to collect the rents of the sign in the Property and to collect the rents of the sign in the Property and to collect the rents of the sign in the Property and to collect the rents of the sign in the Property. A by Borrower and recorded together with the incorporated into and shall amend and the rider(s) were a part of this Security the rider(s) were a part of this Security decinity and covernants contained in this Security. Bider Covernants contained in this Security (Seal) A covernants contained in this Security (Seal)	d (d) that failure to cure the default on or before the date specified in the no decured by this Security Instrument, foreclosure by judicial proceeding and satisfaces of a default or any other defense of Borrower to acceleration and the right to reinstate after acceleration and the right to restore the acceleration and the right to as seceleration and the right to as seceleration and the right to as title of the right to reins of the case of the second to the factor of the second to the second the second to the se	de sand de la constant de la constan

NON-UNIFORM COVENANTS. Borrower and Lender further covenant and agree as follows:

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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 insurance in effect until such time as the requirement for the insurance terminates in accordance with Borrower's and Lender's written agreement or applicable law.

8. Inspection. Lender or its 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.

9. 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 event of a partial taking of the Property, unless Borrower and Lender otherwise agree in writing, the sums secured by this Security Instrument shall be reduced by the amount of the proceeds multiplied by the following fraction: (a) the total amount of 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.

If the Property is abandoned by Borrower, or if, after notice by Lender to Borrower that the condemnor offers to make an award of settle a claim for damages. Borrower fails to respond to Lender within 30 days after the date the notice is given. Lender is an horized 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 Lead a 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.

10. Borrower Not Released: Forbearance By Lender Not a Waiver. Extension 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.

11. Successors and Assigns Bound; Joint and Several Liability; Co-signers. The covenants and agreements of this Security Instrument shall bind and ben nt to e 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 execute the Note: (a) is co-signing this Security Instrument only to mortgage, grant and convey that Borrower's interest in the Property under the (e) ms 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 consent.

12. Loan Charges. If the loan secured by this Security Instrument is subject to a law which sets maximum loan 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 exceed 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 salready 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 to luces principal, the reduction will be treated as a partial prepayment without any prepayment charge under the Note.

13. Legislation Affecting Lender's Rights. If enactment or expiration of applicable laws has the effect of rendering any provision of the Note or this Security Instrument unenforceable according to its terms. Leader, at its option, may require immediate payment in full of all sums secured by this Security in terment and may invoke any remedies permitted by paragraph 19. If Lender exercises this option, Lender shall take the see specified in the second paragraph of

paragraph 17.

14. Notices. Any notice to Borrower provided for in this Security Instrument's tall 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 Porrower. Any notice provided for in this Security Instrument shall be deemed to have been given to Borrower or Lender v or a 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 or the 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 or 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.

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 had no acceleration 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 autorneys' fees; and (d) takes such action as Lender may reasonably require to assure that the lien of this Security Instrument, Lender's rights in the Property and Borrower's obligation to pay the sums secured by this Security Instrument shall continue unchanged. Upon 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 paragraphs 13 or 17.

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requesting payment.

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

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

7. Protection of Lender's Rights in the Property; Mortgage Insurance. If Borrower fails to perform the

fee title shall not merge unless Lender agrees to the merger in writing. Borrower shall comply with the provisions of the lease, and if Borrower acquires fee title to the Property, the leasehold and change the Property, allow the Property to deteriorate or commit waste. If this Security Instrument is on a leasehold.

6. Preservation and Maintenance of Property; Leaseholds. Borrower shall not destroy, damage or substantially

Instrument immediately prior to the acquisition. from damage to the Property prior to the acquisition shall pass to Lender to the extent of the sums secured by this Security

Unless Lender and Borrower otherwise agree in writing, any application of proceeds to principal shall not extend or proceeds to principal shall not extend or prostpone the due date of the monthly payments referred to in paragraphs 1 and 2 or change the amour... of the payments. If under paragraph 19 the Property is acquired by Lender, Borrower's right to any insurance policies and proceeds resulting under paragraph 19 the Property is acquired by Lender, Borrower's right to any insurance policies and proceeds resulting under paragraph 19 the Property is acquired by Lender, Borrower's right to any insurance policies and proceeds resulting

when the notice is given. Borrower abandons the Property, or does not answer within 30 days a notice from Lende 'hat the insurance carrier has offered to settle a claim, then Lender may collect the insurance proceeds. Lender may use the property or to pay sums secured by this Security Instrument, whether or not then due. The '10-day period will begin the Property or to pay sums secured by this Security Instrument, whether or not then due. The '10-day period will begin the Property or to pay sums secured by this Security Instrument, whether or not then due. The '10-day period will begin applied to the sums secured by this Security Instrument, whether or not then due, with the excess paid to Borrower. If restoration or repair is not economically feasible or Lender's security would be lessered the insurance proceeds shall be of the Property damaged, if the restoration or repair is economically seasible and Lenger's security is not lessened. If the Unless Lender and Borrower otherwise agree in writing, insurance proceeds shall be applied to restoration or repair

all receipts of paid 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. Lender shall have the right to hold the policies and renewals. If Lender (equ res, Borrower shall promptly give to Lender

All insurance policies and renewals shall be acceptable to Lender and shall include a standard mortgage clause.

unreasonably withheld. 5. Hazard Insurance. Borrower shall keep the i npr. vements now existing or hereafter erected on the Property insurance hazards included within the term 'exte ided coverage" and any other hazards for which Lender requires insurance. This insurance shall be maintained in the a. formus and for the periods that Lender requires. The insurance carrier providing the insurance shall be chosen by Borrow it subject to Lender's approval which shall not be insurance carrier providing the insurance shall be chosen by Borrow it subject to Lender's approval which shall not be

of the giving of notice

the Property is subject to a lien which may attain privity over this Security Instrument, Lender may give Borrower a notice identifying the lien. Borrower shall satisfy the lie to take one or more of the actions set forth above within 10 days Acceptes evidencing the payments.

Borrower shall promptly furnish to Lender (b) contests and promptly furnish to Lender (c) contests 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 defender against enforcement of the obligation of the froperty; or (c) secures from the holder of the lien as agreement satisfactory to Lender subordinating the in the Dender's opinion operate to the Property; or (c) secures from the holder of the lien as agreement satisfactory to Lender subordinating the in the Security Instrument Int.

Borrower shall promptly discharge my lien which has priority over this Security Instrument to Contests in good faith the lien of the lien of the firm in, legal proceedings which in the Lender's opinion operate to agreement satisfactory to Lender subordinating the in the Security Instrument Int.

Borrower shall promptly furnish may arrain of the Security Instrument Int.

Borrower shall promptly furnish may arrain of the Property; or (c) secures from the holder of the lien and proceedings which in the Lender's opinion operate to the Property is subject to a lien which may arrain of the Security Instrument Int.

Borrower shall promptly furnished to a lien which may arrain of the Security Instrument Int.

Borrower shall promptly furnished to a lien which may arrain of the Security Instrument Int.

Borrower shall pay these obligations in the manner provided in paragraph 2, or if not paid in that manner, Borrower shall, Property which may attain priority over this Security Instrument, and leaschold payments or ground rents, if any

Mote; third, to amounts pays !! e under paragraph 2; fourth, to interest due; and fast, to principal due.
4. Charges; Liens. Borrower shall pay all taxes, assessments, charges, fines and impositions attributable to the paragraphs I and 2 sladl I capplied: first, to late charges due under the Note, second, to prepayment charges due under the

3. Application of Payments. Unless applicable law provides otherwise, all payments received by Lender under

application as a crait against the sums secured by this Security Instrument. Upon a symmetrial of all sums secured by this Security Instrument, Lender shall promptly refund to Borrower any Funds herd by Lender, Lender shall apply, no later than immediately prior to the sale of the Property or its acquisition by Lender, any Funds held by Lender at the time of application as a set of the property or its acquisition by Lender, any Funds held by Lender at the time of application as a set of the sums secured by this Security Instrument.

amount necessary to make up the deficiency in one or more payments as required by Lender.

amount of the Funds held by Lender is not sufficient to pay the escrow items when due, Borrower shall pay to Lender any at Borrower's option, either promptly repaid to Borrower or credited to Borrower on monthly payments of Funds. If the the due dates of the escrow items, shall exceed the amount required to pay the escrow items when due, the excess shall be. If the amount of the Funds held by Lender, together with the future monthly payments of Funds payable prior to

this Security Instrument. 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 the sums secured by requires interest to be paid, Lender shall not be required to pay Borrower any interest or earnings on the Funds. Lender Lender may not charge for holding and applying the Funds, analyzing the account or verifying the escrow items, unless Lender pays Borrower interest on the Funds and applicable law permits Lender to make such a charge. Borrower and Lender may agree in writing that interest shall be paid on the Funds. Unless an agreement is made or applicable law state agency (including Lender if Lender is such an institution). Lender shall apply the Funds to pay the escrow items.

The Funds shall be held in an institution the deposits or accounts of which are insured or guaranteed by a federal or besis of current data and reasonable estimates of future escrow items. 2. Funds for Taxes and Insurance. Subject to applicable law or to a written waiver by Lender, Borrower shall pay to Lender for Taxes and Insurance. Subject to applicable law or to a written waiver by Lender, Borrower shall pay to Lender on the day worth that a student or the Property, if any, (c) yearly hazard insurance premiums, if any. These items are called "escrow items." Lender may estimate the Funds due on the Property, if any, (c) yearly hazard insurance premiums, if any. These items are called "escrow items." Lender may estimate the Funds due on the Property is any items." Lender may estimate the Funds due on the Property and the Funds of the Funds of

UNIFORM COVERANTS. Borrower and Lender covenant and agree as follows:

1. Payment of Principal and Interest; Prepayment and Late Charges. Borrower shall promptly pay when due the principal of and interest on the debt evidenced by the Note and any prepayment and late charges due under the Note.

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ADJUSTABLE RATE LOAN RIDER

NOTICE: THE SECURITY INSTRUMENT SECURES A NOTE WHICH CONTAINS A PROVISION ALLOWING FOR CHANGES IN THE INTEREST RATE. INCREASES IN THE INTEREST RATE WILL RESULT IN HIGHER PAYMENTS. DECREASES IN THE INTEREST RATE WILL RESULT IN LOWER PAYMENTS.

This Rider is made this 19th. day of MAY
be deemed to amend and supplement the Mortgage, Deed of Trust, or Deed to Secure Debt (the "Security Instru-
ment") of the same date given by the undersigned (the "Borrower") to secure Borrower's Note to CIVIC FEDERAL SAVINGS BANK
(the "Lender") of the same date (the "Note") and covering the property described in the Security Instrument and located at 3159 SOUTH RIDGEWAY CHICAGO, ILLINOIS 60623
Property Address
Modification. In addition to the covenants and agreements made in the Security Instrument, Borrower and
Lender further covenant and agree as follows:
A. INTEREST NATE AND MONTHLY PAYMENT CHANGES The Note has an Unitial Interest Rate" of .8.50 %. The Note interest rate may be increased or decreased on the
lst. day of the month beginning on SEPTEMBER 19. 90. and on that day of the month every
12 months thereafter.
Changes in the interest rate are governed by changes in an interest rate index called the "Index". The Index is the:
[Check one box to indicate Index.]
(1) B "Contract Interest Rate, Purchase of Previously Occupied Homes, National Average for all Major
Types of Lenders" published by the Federal Home Loan Bank Board.
(2) 🗇
······································
(Check one box to indicate whether there is any ma imum limit on changes in the interest rate on each Change Date; if no box is checked there will
be no maximum limit on changes.]
(1) There is no maximum limit on cranges in the interest rate at any Change Date.
(2) The interest rate cannot be changed by more than . 2 percentage points at any Change Date.
If the interest rate changes, the amount of Borr ower's monthly payments will change as provided in the Note. In-
creases in the interest rate will result in higher payments. Decreases in the interest rate will result in lower payments.
B. LOAN CHARGES It could be that the loan secured by the Security Instrument is subject to a law which sets maximum loan charges
and that law is interpreted so that the interest or other loan charges collected or to be collected in connection with the
loan would exceed permitted limits. If this is the case, then: (A) any such loan charge shall be reduced by the amount
necessary to reduce the charge to the permitted limit; and (B) any rank already collected from Borrower which exceed-
ed 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.
C. PRIOR LIENS
If Lender determines that all or any part of the sums secured by this Security Instrument are subject to a lien
which has priority over this Security Instrument, Lender may send Borrower a notice identifying that lien. Borrower
shall promptly act with regard to that lien as provided in paragraph 4 of the Security Instrument or shall promptly
secure an agreement in a form satisfactory to Lender subordinating that lien to this Security Instrument.
D. TRANSFER OF THE PROPERTY
If there is a transfer of the Property subject to paragraph 17 of the Security Instrument, Lender may require (1)
an increase in the current Note interest rate, or (2) an increase in (or removal of) the limit on the amount of any one interest rate change (if there is a limit), or (3) a change in the Base Index figure, or all of these, we condition of Lender's
waiving the option to accelerate provided in paragraph 17.
By signing this, Borrower agrees to all of the above.
2) against this control of the contr
11 cll on monard.
GUILLERMO MONARREZ (Seal)
GUILLERMO MONARREZBonowa
Langue Proling Off assering
FRANCISCO JAVIER MONARREZ
—Borrower

(For Security Instrument — Sign Lass)

THIS ARM ADDITIONAL TERMS RIDER is made this	19th	day of	May	1987		
and is incorporated into and shall be deemed to amend and suf- instrument") and any and all Riders attached thereto of the sa- rower's Adjustable Rate Note to CIVIC FEDERAL SAVING	oplement the Mor me date given by	gage. Deed o	f Trust, or Se ed (the "Borre	curity Deed (the "Security		
of the same date and covering the property described in the Sc 3159 SOUTH RIDGEWAY CHICAGO	curity Instrument	and located a	at:			
Pre	pery Address					
	AL COVENA	-				
In addition to the covenants and agreements made in the Sec Lender further covenant and agree to the following terms th	urity Agreement a at are appropriate	nd any and a ly marked as	ll Riders attac indicated—	hed thereto, Borrower and		
Beginning with the first Change Date, my interest rate will be THE FEDERAL HOME LOAN BANK BO	e based on an inc	iex. That "in	dex'' is			
The most recent index figure available as of the date 45 day		nge Date is ca	alled the "Cui	rrent Index."		
If the Index is no lor any available, the Note Holder will choose will give me notice of his change.	a new index wł <i>óc</i> ł	is based on o	omparable inf	ormation. The Note Holder		
CALCULATION OF CHANGES:		×- / -		21/1		
Before each Change Date of Note Holder will calculate my new to the Current Index. The 180'e Holder will then round the rea This rounded amount will be my new interest rate until the s	ult of this addition	n to the neares	percenta st N/A	age points (
The Note Holder will then determine the amount of the month am expected to owe at the Change Date in full on the maturit of this calculation is my new monthly payment unless I have the by Section 5 in the Note.	v date at my new	interest rate in	substantially	equal payments. The result		
☐ APPLICATION OF PAYMENTS: Unless applicable law provides otherwise, all payments received ment attached hereto shall be applied by Lender Mark in payments Security Instrument, then to interest payable on the No.e. the Future Advances.	ent of amounts pa	yable to Lende	er by Borrowe	r under paragraph 2 of the		
INTEREST RATE LIMITATIONS:						
My interest rate cannot be changed by more than2	_ perce stage point	s at any Chang	ge Date, subje	ct to such limitations listed		
below for my maximum ("ceiling") and minimum ("floor") is on my loan is either 13.25 %; or if not specified, prove that will be charged on my loan is either 8.50 %; or	ides for lo set ma	ximum limit.	The floor, or	the minimum interest rate.		
FTRANSFER OF THE PROPERTY OR A BENEFICIAL INTEREST IN LOCAROWER: If all or any part of the Property or interest in it is sold or transferred (or if a b neficial 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 not days from the date the notice is delivered or mailed within wh Borrower fails to pay these sums prior to the expiration of this prent without further notice or demand on Borrower.	ich Borrower mu	t pay all cur	secured by t	his Security Instrument. If		
☐ CONVERSION OPTION TO A FIXED RATE LOAN:			0,			
At the end of N/A mo loan to a loan with a fixed rate and a fixed term. Lender will — which the Borrower may either accept or reject — and the	provide to Borrov	er the terms	and conditions	onvert this adjustable rate sof this conversion option option and apprecia		
M INITIAL CONTRACT INTEREST RATE WILL REM THEREAFTER, ADJUSTED ANNUALLY.	AIN FIXED FO	R THE FIR	ST THREE	YERS		
						
BY SIGNING BELOW, Borrower accepts and agrees only to t	hose appropriately	marked 🖺 a	dditional term	s and covenants contained		
in this ARM Additional Terms Rider.	11.0	•	<u> </u>	- 0		
	Lull	ema (HON	(Seal)		
	forance	1602 . Jak	LIPE M	renattle ren		
	FRANCISC) JAVIER	Borrower	MONARREZ		
	·			(Scal)		