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MAIL TO

Prepared by: Nancy Wenzel  
Lincoln Mortgage & Funding Corp.  
5999 S. New Wilke Rd. Suite 107, Rolling Meadows, Il. 60008

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MORTGAGE

THIS MORTGAGE ("Security Instrument") is given on May 26  
1987. The mortgagor is Jane M. Turner, divorced and not since remarried  
("Borrower"). This Security Instrument is given to  
Lincoln Mortgage & Funding Corp., which is organized and existing  
under the laws of the State of Illinois, and whose address is  
5999 S. New Wilke Rd. Suite 107, Rolling Meadows, Il. 60008 ("Lender").  
Borrower owes Lender the principal sum of Sixty Nine Thousand Six Hundred and 00/100  
Dollars (U.S. \$69,600.00). 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 June 1, 2002. 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:

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Lot 18188 in Weathersfield Unit Number 18, being a Subdivision in the Southwest 1/4  
of Section 27 and the Southeast 1/4 of Section 28, Township 41 North, Range 10,  
East of the Third Principal Meridian, in Cook County, Illinois according to the  
Plat thereof recorded in the Office of the Recorder of Deeds of Cook County, Illinois,  
April 18, 1970 as Document Number 21129673 in Cook County, Illinois.

Permanent Index Number: 07-27-304-011

EBO

DEPT-01 RECORDING \$14.25  
T#0222 TRAN 0055 06/05/87 16:34:00  
#0882 # B \* 87-307660  
COOK COUNTY RECORDER



which has the address of 210 W. Hartford Schaumburg  
(Street) (City)  
Illinois 60193 ("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 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 will defend generally the title to the Property against all claims and demands, subject to any  
encumbrances of record.

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

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

19. Acceleration; Remedies. Lender shall give notice to Borrower prior to acceleration following Borrower's breach of any covenant or agreement in this Security Instrument (but not prior to acceleration under paragraphs 13 and 17 unless applicable law provides otherwise). The notice shall specify: (a) the default; (b) the action required to cure the default; (c) a date, not less than 30 days from the date the notice is given to Borrower, by which the default must be cured; and (d) that failure to cure the default on or before the date specified in the notice may result in acceleration of the sums secured by this Security Instrument, foreclosure by judicial proceeding and sale of the Property. The notice shall further inform Borrower of the right to reinstate after acceleration and the right to assert in the foreclosure proceeding the non-existence of a default or any other defense of Borrower to acceleration and foreclosure. If the default is not cured on or before the date specified in the notice, Lender at its option may require immediate payment in full of all sums secured by this Security Instrument without further demand and may foreclose this Security Instrument by judicial proceeding. Lender shall be entitled to collect all expenses incurred in pursuing the remedies provided in this paragraph 19, including, but not limited to, reasonable attorneys' fees and costs of title evidence.

20. Lender in Possession. Upon acceleration under paragraph 19 or abandonment of the Property and at any time prior to the expiration of any period of redemption following judicial sale, Lender (in person, by agent or by judicially appointed receiver) shall be entitled to enter upon, take possession of and manage the Property and to collect the rents of the Property including those past due. Any rents collected by Lender or the receiver shall be applied first to payment of the costs of management of the Property and collection of rents, including, but not limited to, receiver's fees, premiums on receiver's bonds and reasonable attorneys' fees, and then to the sums secured by this Security Instrument.

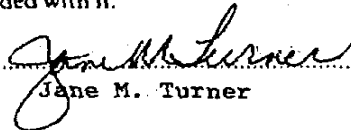
21. Release. Upon payment of all sums secured by this Security Instrument, Lender shall release this Security Instrument without charge to Borrower. Borrower shall pay any recordation costs.

22. Waiver of Homestead. Borrower waives all right of homestead exemption in the Property.

23. Riders to this Security Instrument. If one or more riders are executed by Borrower and recorded together with this Security Instrument, the covenants and agreements of each such rider shall be incorporated into and shall amend and supplement the covenants and agreements of this Security Instrument as if the rider(s) were a part of this Security Instrument. [Check applicable box(es)]

- Adjustable Rate Rider
- Condominium Rider
- 2-4 Family Rider
- Graduated Payment Rider
- Planned Unit Development Rider
- Other(s) [specify]

BY SIGNING BELOW, Borrower accepts and agrees to the terms and covenants contained in this Security Instrument and in any rider(s) executed by Borrower and recorded with it.

  
 ..... (Seal)  
 Jane M. Turner  
 .....  
 ..... (Seal)  
 ..... Borrower

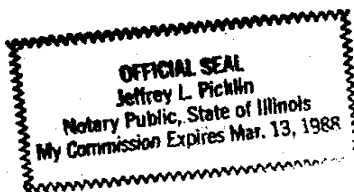
(Space Below This Line for Acknowledgment)

STATE OF ILLINOIS, COOK County ss:

I, Jeffrey L. Picklin, a Notary Public in and for said county and state, do hereby certify that Jane M. Turner, Divorced and not since remarried, personally known to me to be the same person(s) whose name(s) \_\_\_\_\_ subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that She signed and delivered the said instrument as Her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 26<sup>th</sup> day of MAY, 1987

My Commission expires:



  
 \_\_\_\_\_  
 Notary Public

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