

# UNOFFICIAL COPY

FHA Case No

131:5433157-703 / 203B  
LOAN #00051306 (0097)

State of Illinois

## Mortgage

This Indenture, made this 13<sup>TH</sup> day of DECEMBER, 1988, between

WALLACE JOHNSON  
BETTY JOHNSON, HUSBAND AND WIFE

**-88-576024**

WESTAMERICA MORTGAGE COMPANY, A COLORADO CORPORATION

Mortgagor, and

WESTAMERICA MORTGAGE COMPANY, A COLORADO CORPORATION, THE STATE OF COLORADO

Mortgagee

Witnesseth: That whereas the Mortgagor is justly indebted to the Mortgagee, as is evidenced by a certain promissory note bearing record to be held by the Mortgagee in the principal sum of

FIFTY EIGHT THOUSAND FOUR HUNDRED NINETY ONE AND 00/100

Dollars (\$ 58,491.00 ) payable with interest at the rate of TEN AND ONE-HALF percent (10.500) per annum on the unpaid balance until paid, and made payable to the order of the Mortgagee at its office at 14707 EAST SECOND AVENUE, AURORA, CO 80011, or at such

other place as the holder may designate in writing, and delivered; the said principal and interest being payable in monthly installments of

FIVE HUNDRED THIRTY FIVE AND 04/100

Dollars (\$ 535.04 ), on the first

day of FEBRUARY, 1989, and a like sum on the first day of each and every month thereafter until the note is fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable on the first day of

JANUARY, 1989.

Now, Therefore, the said Mortgagor, for the better security of the payment of the said principal sum of money and interest and the performance of the covenants and agreements herein contained, does by these presents Mortgage and Warrant unto the Mortgagee, its successors or assigns, the following described Real Estate situated, lying, and being in the county of COOK and the State of Illinois, to wit:

COOK 1/12

THE SOUTH 1/2 OF THE NORTH 12/18 OF THE WEST 1/2 OF BLOCK 7 IN CENTRAL ADDITION TO SOUTH ENGLEWOOD, BEING A RESUBDIVISION OF BLOCKS 2, 3, 4, 5, 6, 7 AND 8 OF HALSTED STREET ADDITION TO WASHINGTON HEIGHTS IN THE SOUTHEAST 1/4 OF SECTION 5, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

TAX ID#: 25-05-411-014

INITIALS

WJ BJ

ALSO KNOWN AS:  
9241 SOUTH PEORIA  
CHICAGO, ILLINOIS 60620

Together with all and singular the tenements, hereditaments and appurtenances thereto in anywise appertaining, and profits thereof and all apparatus and fixtures of every kind for the purpose of supplying or distributing heat, light, water or power, and all plumbing and other fixtures, in, on or that may be placed in, on or building now or hereafter standing or to be so placed in, on or built, the right, title and interest of the said Mortgagor in and to said premises.

This is a regular contract on which mortgages insured on for the one-time premium program of the National Housing Act which requires a One-Time Mortgage Insurance Premium payment (including sections 203(b) and 203(c) of the Act) in connection with the origination of these programs.

MSR-1000-87

Page 1 of 4

HUD-921163-1 (9-85 Edition)

Home Loan Guaranty Corporation, Insurance Department

24 CFR 203.11(a)

**-88-576024**

MSR-1000-87 (1985)



SEE ATTACHED ASSUMPTION RIDER

The Government hereby...  
assumes the responsibility for...  
the maintenance and repair of the...  
structure and its contents.

It is Expressly Agreed that...  
the Government shall be...  
responsible for the...  
costs of the...  
work.

And there shall be included...  
in the...  
contract...  
the...  
provisions...

And in case of foreclosure...  
the...  
mortgage...  
shall be...  
paid...

And there shall be included...  
in the...  
contract...  
the...  
provisions...

And there shall be included...  
in the...  
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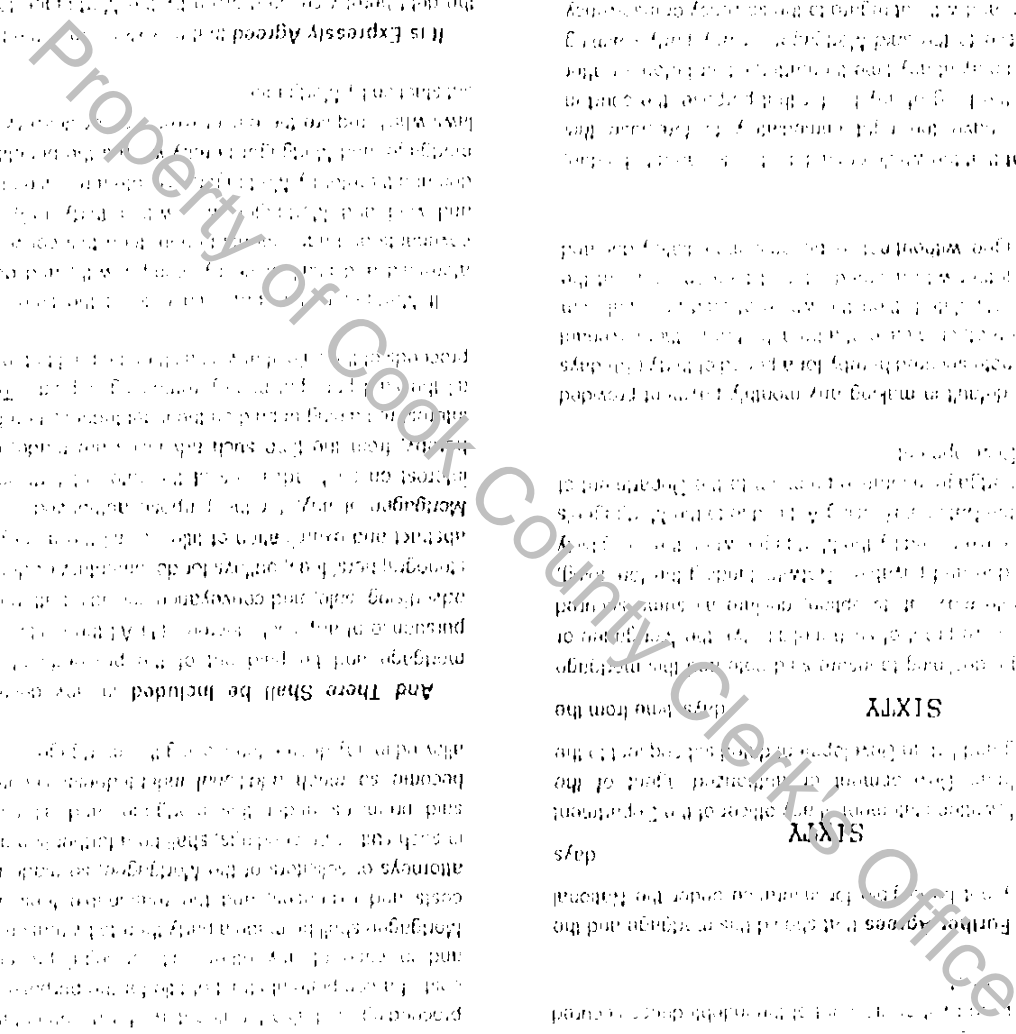
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And to the Event...  
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provisions...



-89-576024

# UNOFFICIAL COPY

Witness the hand and seal of the Mortgagee, the day and year first written.

Wallace Johnson [Seal]  
WALLACE JOHNSON

[Seal]  
BETTY JOHNSON

[Seal] [Seal]

State of Illinois

County of Cook

*Property of Cook County Clerk's Office*  
*Not undersigned*

Witnessed by me, Henry G. Kelly, Notary Public in and for the State of Illinois, on this \_\_\_\_\_ day of \_\_\_\_\_, 1988.

WALLACE JOHNSON

and BETTY JOHNSON

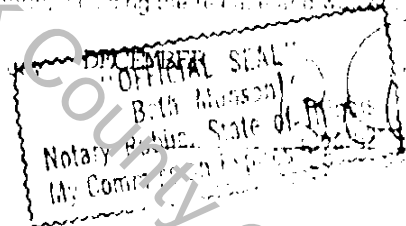
person whose name S ARE THEY

person and acknowledged that

free and voluntary act for the uses and purposes therein expressed.

Notary Public in and for the State of Illinois, on this \_\_\_\_\_ day of \_\_\_\_\_, 1988.

Given under my hand and Notary Seal on this \_\_\_\_\_ 13TH day of \_\_\_\_\_, 1988.



Doc. No. \_\_\_\_\_

Filed for Record in the Records Office of \_\_\_\_\_

County, Illinois, on the \_\_\_\_\_ day of \_\_\_\_\_, 1988.

at \_\_\_\_\_ o'clock \_\_\_\_\_ m., and duly recorded in Book \_\_\_\_\_ of \_\_\_\_\_

RUTH H. CHRISTIANSON

PREPARED BY AND RETURN TO:  
WESTAMERICA MORTGAGE COMPANY  
17 WEST 635 BUTTERFIELD ROAD, SUITE 140  
OAKBROOK TERRACE, IL 60191



-88-576024

# UNOFFICIAL COPY

FHA CASE# 131:5433157-703 - 203B  
LOAN #00051806 (0097)

## FHA ASSUMPTION RIDER TO THE MORTGAGE/DEED OF TRUST

This Rider, dated this 13TH day of DECEMBER 19 88, amends the  
Mortgage/Deed of Trust of even date by and between

WALLACE JOHNSON  
BETTY JOHNSON, HUSBAND AND WIFE

DEPT-11 \$15.25  
T#3333 TRAM 9160 12-15-88 09:43:00  
#2097 \* \* \* -254-51764024  
COOK COUNTY REGISTER

, hereafter referred to as Mortgagor/Grantor, and

WESTAMERICA MORTGAGE COMPANY, A COLORADO CORPORATION

, hereafter referred to as Mortgagee or Holder of the Note, as follows:

The mortgagee or holder of the note shall, with the prior approval of the Federal Housing Commissioner, or his designee, declare all sums secured by the mortgage/deed of trust to be immediately due and payable if all or part of the property is sold or otherwise transferred (other than by devise, descent or operation of law)

by the mortgagor/grantor, pursuant to a contract of sale executed not later than 12 months after the

date on which the mortgage/deed of trust is endorsed for insurance, to a purchaser whose credit has not been approved in accordance with the requirements of the Commissioner.

IN WITNESS WHEREOF,

WALLACE JOHNSON  
BETTY JOHNSON, HUSBAND AND WIFE

HAVE set THEIR hands(s) and seal(s), the day and year first aforesaid.

RE: 9241 SOUTH PEORIA  
CHICAGO, ILLINOIS 60620  
25-05-411-014

Wallace Johnson [Seal]  
WALLACE JOHNSON

Betty Johnson [Seal]  
BETTY JOHNSON

88576384

\_\_\_\_\_ [Seal]

\_\_\_\_\_ [Seal]

Signed, sealed and delivered  
in the presence of

Betty Johnson

-88-576024

15.25