

UNOFFICIAL COPY

88074356

\$17.00

STATE OF ILLINOIS,)
County of Cook.)
ss.

I, HARRY BUS'YOUNELL, Recorder, and Keeper of the Records of said Recorder, in and for said County, in the State aforesaid, Do Hereby Certify, that the following is a true and correct photographic copy of the record of a certain Instrument filed in said Office the..... Thirtieth day of..... October..... A. D. 19..... as Document No..... 87586089..... and recorded in Book..... Jacket..... of Records, at Page..... 6..... pages.....

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my Official Seal at Chicago, this..... Eleventh..... day of February..... A. D. 19..... 88

Harry Bus'Younell
Recorder

88074356

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RECEIVED
COOK COUNTY CLERK'S OFFICE

17.1
S. GRANT 322

Property of Cook County Clerk's Office

COOK COUNTY, ILLINOIS
FILED FOR RECORD

1988 FEB 22 AM 10:36

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This document is being rerecorded to correct the block number and tax number. 37586089

1987 OCT 30 PM 12:02

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MORTGAGE

252-112-3

THIS MORTGAGE ("Security Instrument") is given on OCTOBER 29, 1987. The mortgagor is MARGARET D. SULLIVAN, SPINSTER AND RUGAN M. SULLIVAN, SPINSTER.

(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. Borrower owes Lender the principal sum of ONE HUNDRED NINE THOUSAND AND NO/100

Dollars (\$109,000.00). 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 NOVEMBER 1, 2017. 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, such 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
the LOT 87, IN TIMBERLINE I, BEING A SUBDIVISION OF PART OF LOTS 1, 2, 3,
27 AND 28 OF COUNTY CLERK'S DIVISION OF SECTIONS 29 AND 30, TOWNSHIP
37 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK
COUNTY, ILLINOIS.

Tax #22-30-206-040-0000

933002

78

which has the address of 69 WEST LOGAN STREET
(Street)

60439
(City, State)

("Property Address").

LEMONS
(Name)

TOGETHER WITH all the improvements now or hereafter erected on the property, and all easements, rights
appurteances, 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 contains uniform covenants for national use and non-uniform covenants with
limited variations by jurisdiction; constitute a uniform security instrument covering real property.

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1. Payment of Principal and Interest, Prepayment and Late Charges. Borrower shall promptly pay to Lender all principal and interest due on the Note, and any prepayment and late charges due under the Note.

2. Funds for Taxes and Insurance. Subject to applicable law, to a written waiver by Lender, Borrower shall pay directly to the tax collector or other payment due under the Note, until the Note is paid in full, a sum of Funds equal to (i) yearly taxes and assessments which may attain priority over this Security Instrument, (ii) monthly payments of ground rents on the Property if any, (iii) yearly hazard insurance premiums, and (iv) six months' mortgage insurance premiums if any. These items are called "the escrow items." Lender may estimate the Funds due on the basis of current data and reasonable estimates of future escrow items.

The Funds shall be held in an institution the deposits or accounts of which are insured or guaranteed by a federal savings agency (including Lender if Lender is such an institution). Lender shall apply the Funds to pay the escrow items. 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. A charge assessed by Lender in connection with Borrower's entering into this Security Instrument to pay the cost of an independent tax reporting service shall not be a charge for purposes of the preceding sentence. Borrower and Lender may agree in writing that interest shall be paid on the Funds. Unless an agreement is made or applicable law requires interest to be paid, Lender shall not be required to pay Borrower any interest or earnings on the Funds. Lender shall account 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 this Security Instrument.

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

If payment in full of all sums secured by this Security Instrument, Lender shall promptly refund to Borrower any Funds held by Lender. If under paragraph 19 the Property is sold or acquired 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 credit, against the sums secured by this Security Instrument.

3. Application of Payments. Unless applicable law provides otherwise, all payments received by Lender under paragraphs 1 and 2 shall be applied first, to late charges due under the Note, second, to prepayment charges due under the Note, third, to amounts payable under paragraph 2, fourth, to interest due and last, to principal due.

4. Charges, Liens. Borrower shall pay all taxes, assessments, charges, fines and impositions attributable to the Property which may attain priority over this Security Instrument, and leasehold payments or ground rents if any. Borrower shall pay these obligations in the manner provided in paragraph 2, or if not paid in that manner, Borrower shall pay them on time directly to the person owed payment. Borrower shall promptly furnish to Lender all notices of amounts to be paid under this paragraph. If Borrower makes these payments directly, Borrower shall promptly furnish to Lender receipt evidencing the payments.

Borrower shall promptly discharge any lien which has priority over this Security Instrument unless Borrower (a) 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 defends against enforcement of the lien in, legal proceedings which in the Lender's opinion operate to prevent the enforcement of the lien or forfeiture of any part of the Property, or (c) severs from the holder of the lien an agreement satisfactory to Lender subordinating the lien to this Security Instrument. If Lender determines that any part of the Property is subject to a lien which may attain priority over this Security Instrument, Lender may give Borrower a notice identifying the lien. Borrower shall satisfy the lien or take one or more of the actions set forth above within 10 days of the giving of notice.

5. Hazard Insurance. Borrower shall keep the improvements now existing or hereafter erected on the Property insured against loss by fire, hazards included within the term "extended coverage" and any other hazard for which Lender requires insurance. This insurance shall be maintained in the amounts and for the periods that Lender requires. The insurance carrier providing the insurance shall be chosen by Borrower subject to Lender's approval which shall not be unreasonably withheld.

All insurance policies and renewals shall be acceptable to Lender and shall include a standard mortgage clause. Lender shall have the right to hold the policies and renewals. If Lender requires, Borrower shall promptly give to Lender 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.

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

Unless Lender and Borrower otherwise agree in writing, any application of proceeds to principal shall not extend the到期 date of the monthly payments referred to in paragraphs 1 and 2 or change the amount of the payments. If under paragraph 19 the Property is acquired by Lender, Borrower's right to any insurance policies and proceeds resulting from damage to the Property prior to the acquisition shall pass to Lender to the extent of the sums secured by this Security Instrument immediately prior to the acquisition.

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

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

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

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10. Lender requires mortgage insurance as a condition of making the loan secured by this Security Instrument. Borrower shall pay the premium 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.

11. **Inspection.** Lender or its agent may make reasonable entries upon and inspections of the Property. Lender may give Borrower notice at the time of or prior to an inspection specifying reasonable cause for the inspection.

12. **Indemnification.** The proceeds of any award or claim for damages, direct or consequential, in connection with a condemnation or other taking of any part of the Property, or for conveyance in lieu of condemnation, are hereby covenanted and shall be paid to Lender.

In the event of a total taking of the Property, the proceeds shall be applied to the sum so paid by this Security Instrument, whether or not the same is 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 sum 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 sum 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 pay an award in settle a claim for damages, Borrower fails to respond to Lender within 30 days after the date the notice is given, Lender may, at its option, either apply the proceeds, at its option, either to restoration or repair of the Property in accordance with the terms specified by this Security Instrument, whether or not then due.

13. **Waiver of Right to Subordinate.** Lender and Borrower agree in writing, any application of proceeds to principal shall not extend or increase the due date of the monthly payments referred to in paragraphs 1 and 2 or change the amount of such payments.

14. **Successor Note Recipient.** Substitution By Lender Not a Holder. Extension of the time for payment or acceleration or cancellation of the sum secured by this Security Instrument created by Lender to any successor in interest of the holder shall not operate to release the liability of the original Borrower or Borrower's successors in interest. Lender will not be entitled to commence proceedings against any successor in interest or refuse to attend time for examination or audit or certify amortization of the sum 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.

15. **Successors and Assigns; Joint and Several Liability; Co-signers.** The covenants and agreements of this Security Instrument shall be joint and benefit the successors and assigns of Lender and Borrower, subject to the provisions of paragraph 11. 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 terms of this Security Instrument; (b) is not personally obligated to pay the sum secured by this Security Instrument, and (c) agrees that Lender and any other Borrower may agree to extend, modify, forgive or make any accommodation with regard to the terms of this Security Instrument or the Note without that Borrower's consent.

16. **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 sums already 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 reduces principal, the reduction will be treated as a part of prepayment without any prepayment charge under the Note.

17. **Legislation Affecting Lender's Rights.** If enactment or re-enactment of applicable laws has the effect of rendering any provision of the Note or this Security Instrument unenforceable according to its terms, Lender, at its option, may require immediate payment in full of all sums secured by this Security Instrument and may invoke any remedies permitted by paragraph 16. If Lender exercises this option, Lender shall take the steps specified in the second paragraph of paragraph 17.

18. **Notice.** Any notice to Borrower provided for in this Security Instrument shall 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 Borrower. Any notice provided for in this Security Instrument shall be deemed to have been given to Borrower or Lender who is given as provided in this paragraph.

19. **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 Note 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.

20. **Borrower's Copy.** Borrower shall be given one conformed copy of the Note and of this Security Instrument.

21. **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 to a beneficial interest in Borrower is sold or transferred and then dies or is not a natural person, 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 state law as of the date of this Security Instrument.

22. **Lender's Right to Reinstatement.** If Lender exercises this option, Lender shall give Borrower notice of acceleration. The notice shall provide a period of 30 days from the date of the notice in 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 remedy available under this Security Instrument without further notice or demand on Borrower.

23. **Borrower's Right to Reinstate.** If Borrower meets certain conditions, Borrower shall have the right to have this Security Instrument reinstated at any time prior to the earlier of: (a) 3 days for such other period as may be set forth in the Note for reinstatement before sale of the Property pursuant to any power of sale contained in this instrument; (b) the entry of a judgment enforcing this Security Instrument and the Note had no acceleration prior to the entry of judgment; (c) any other covenants or agreements; (d) pays all expenses incurred in enforcing this Security Instrument, including, but not limited to, reasonable attorneys' fees; and (e) takes such action as Lender may require to reinstate this Security Instrument. Lender's rights in the Property and Borrower's obligations under this Security Instrument shall remain fully effective as if no acceleration had occurred. This section shall not apply in the case of acceleration under paragraphs 16 or 17.

82556089
Saskatchewan Office

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I, the undersigned, do declare and I swear that the contents and agree to these:

19. Acceleration Clause. Lender shall give notice to Borrower prior to acceleration following Borrower's breach of any covenant or agreement in this Security Instrument that has prior to acceleration under paragraphs 13 and 17 first become due per the relevant. The notice shall specify the default; (b) the date required to cure the default; and (c) the 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 a foreclosure of the same secured in this Security Instrument. Acceleration by judicial proceeding is not sole of the Property. The lender shall further reserve the right to accelerate after acceleration and the right to assert the foreclosed if the non-existence of a default in 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 the security interest held by judicial proceeding. Lender shall be entitled to collect all expenses incurred by pursuing the remedies provided in this paragraph 19, including, but not limited to, reasonable attorney's fees and costs of sale evidence.

20. Lender in Possession. Lender reserves under paragraphs 10 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, premium on receiver's bonds and reasonable attorneys' fees, and then to the sums secured by this Security Instrument, and

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 reasonable costs.

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

23. Additions to this Security Instrument. If one or more, rider(s) are executed by Borrower and recorded together with this Security Instrument, the covenants and agreements of such rider(s) 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 boxes)

Residential Rider

Condominium Rider

2-4 Family Rider

Credit and Payment Rider

Planned Unit Development Rider

Other(s) [Specify]

By signature below, Borrower accepts and agrees to the covenants and agreements contained in this Security Instrument and to any rider(s) executed by Borrower and recorded with it.

Margaret D. Sullivan (Signature)
MARGARET D. SULLIVAN / SPINSTER
Susan M. Sullivan (Signature)
SUSAN M. SULLIVAN / SPINSTER

(Seal)

(Seal)

(Please Refer to the Law for Advertising)

STATE OF ILLINOIS.

Cook

County of:

I, the undersigned

, a Notary Public in and for said County and State,

do hereby certify that MARGARET D. SULLIVAN, SPINSTER AND SUSAN M. SULLIVAN,
SPINSTER

, personally known to me to be the same person(s) whose name(s) are

subscribed to the foregoing instrument, appeared before me this day in person, and acknowledge that they
have signed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein
set forth.

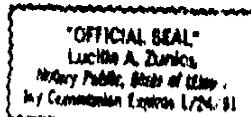
Given under my hand and official seal, the 29th day of October, 1987

My Commission expires

PREPARED BY:
ADRIENNE OROPINO
OAK LAWN, IL 60453

Lorraine A. Zunica
Notary Public

RECORD AND RETURN TO:
SIXTH FLOOR
U.S. TALMAN HOME FEDERAL SAVINGS AND
LOAN ADMINISTRATION CO. ILLINOIS
600 N. KELLY PARK BLVD.
CHICAGO, ILLINOIS 60654
RECORDED IN THE CLERK'S OFFICE



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ADJUSTABLE RATE RIDER

252-117-1

THIS NOTE OF ADJUSTABLE RATE RIDER, dated the 29TH day of OCTOBER, 1981, is made and entered into between the present the Mortgage Holder of First Security Banknote, located at 49 West Logan Street, Lemont, Illinois 60419, and the undersigned, the Borrower, to whom Borrower's Adjustable Rate Note, dated October 29, 1981, was also given by the undersigned, the Lender, and the same date and covering the property described in the Security Instrument and located at:

49 WEST LOGAN STREET, LEMONT, ILLINOIS 60419

THE NOTE CONTAINS PROVISIONS ALLOWING FOR CHANGES IN THE INTEREST RATE AND THE MONTHLY PAYMENT IF THE INTEREST RATE INCREASES, THE BORROWER'S MONTHLY PAYMENTS WILL BE HIGHER; IF THE INTEREST RATE DECREASES, THE BORROWER'S MONTHLY PAYMENTS WILL BE LOWER.

Additional Covenants: In addition to the covenants and agreements made in the Security Instrument, the Borrower and the Lender further covenant and agree as follows:

A. INTEREST RATE AND MONTHLY PAYMENT CHANGES

The Note provides for an initial interest rate of 7.000%. The Note provides for changes in the interest rate and the monthly payment as follows:

1. INTEREST RATE AND MONTHLY PAYMENT CHANGES

(A) Change Dates

The interest rate will pay my change on the first day of NOVEMBER 1988, and on that day every 12 months thereafter. Each date on which my interest rate could change is called a "Change Date".

(B) The Index

Beginning with the first Change Date, my interest rate will be based on an Index. The Index is the

Quarterly National Cost of Funds to FSLI-Insured Savings and Loan Associations, as made available by the Federal Home Loan Bank Board.

Weekly average yield on United States Treasury securities adjusted to a constant maturity of 1 year as made available by the Federal Reserve Board.

The most recent Index figure available as of the date 45 days before each Change Date is called the "Current Index". If the Index is no longer available, the Note Holder will choose a new index which is based upon comparable information. The Note Holder will give me notice of this choice.

(C) Calculation of Changes

Before each Change Date, the Note Holder will calculate my new interest rate by adding 2.750% to the Current Index. The Note Holder will then round the result of this addition to the nearest one-eighth of one percentage point (0.125%). This rounded amount will be my new interest rate until the next change date, provided, however, that the interest rate shall never be changed by more than 2.000% from the interest rate which was in effect immediately prior to such change and provided further that the interest rate payable at any time during the term of this loan shall never be higher than 13.000% or lower than 7.000%.

The Note Holder will then determine the amount of the monthly payment that would be sufficient to repay the principal loan expected to owe at the Change Date in full on the maturity date at my new interest rate in substantially equal payments. The result of this calculation will be the new amount of my monthly payment.

(D) Effective Date of Changes

My new interest rate will become effective on each Change Date. I will pay the amount of my new monthly payment beginning on the first monthly payment date after the Change Date until the amount of my monthly payment changes again.

(E) Notice of Changes

The Note Holder will deliver or mail to me a notice of any changes in my interest rate and the amount of my monthly payment before the effective date of any change. The notice will include information required by law to be given me, and also the title and telephone number of a person who will answer any question I may have regarding the notice.

B. TRANSFER OF THE PROPERTY OR A BENEFICIAL INTEREST IN BORROWER

Uniform Covenant 11 of the Security Instrument is amended to read as follows:

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 for 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. Lender may also shall not exercise this option if Borrower causes to be submitted to Lender information required by Lender to evaluate the intended transferee as if a new loan were being made to the transferee, and the Lender reasonably determines that Lender's security will not be impaired by the loan assumption and that the risk of a breach of any covenant or agreement in this Security Instrument is acceptable to Lender.

To the extent permitted by applicable law, Lender may charge a reasonable fee for or condition to Lender's consent to the loan assumption. Lender may also require the transferee to sign an assumption agreement that is acceptable to Lender and that obligates the transferee to keep all the promises and agreements made in the Note and in this Security Instrument. Borrower will continue to be obligated under the Note and this Security Instrument unless Lender releases Borrower in writing.

If Lender exercises the option to require immediate payment in full, Lender shall give Borrower notice of acceleration. No 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.

BY SIGNING ON THE LINE, Borrower accepts and agrees to the terms and covenants contained in this Adjustable Rate Rider.

MARGARET D. BULLIVAN/SPINSTER
Signature

8/20/81

BOBAN M. BULLIVAN/SPINSTER
Signature

8/20/81

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RECORD AND RETURN TO:
BOX 110
THE TALMADGE HOME FEDERAL SAVINGS AND
LOAN ASSOCIATION OF ILLINOIS
4740 WEST 95TH STREET
OAK LAWN, ILLINOIS 60453
ATTENTION: ADRIENNE OROPINO

Property of Cook County Clerk's Office

87586089

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