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Page 1 of 4

24 CFR 203.17(a)

This form is used in connection with mortgages insured under the one- to four-family programs of the National Housing Act which require a One-Time Mortgage Insurance Premium payment (including sections 203(b) and (i)) in accordance with the regulations for those programs.

Together with all and singular the tenements, hereditaments and appurtenances (thereunto belonging, and the rents, issues, 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, or that may be placed in, any building now or hereafter standing on said land, and also all the estate, right, title, and interest of the said Mortgagor in and to said premises.

THIS INSTRUMENT PREPARED BY: SUSAN R. CLARK
AFTER RECORDING, RETURN TO: MID-AMERICA MORTGAGE CORPORATION
361 FRONTAGE ROAD
BURR RIDGE, ILLINOIS 60521
DEPT-01
#0140 # D * -88-139499
#15.25
COOK COUNTY RECORDER

88231269
88139499

The Rider to the Mortgage attached hereto and executed of even date herewith is incorporated herein and the covenants and agreements of the Rider shall amend and supplement the covenants and agreements of this Mortgage.

88-139-99

PERMANENT TAX NUMBER: 25-31-200-005 VOL. 38
25-31-200-004 VOL. 38
37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.
A SUBDIVISION OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 31, TOWNSHIP
LOTS 7 AND 8 (EXCEPT THE NORTH 20 FEET THEREOF) IN BLOCK 4 IN BLUE ISLAND SUPPLEMENT,
N 110 TP

Now, Therefore, the said Mortgagor, for the better securing 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 Warranty 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:

SIX HUNDRED TWENTY-THREE AND 85/100 Dollars is 623.85
on the first day of MAY, 1988, 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 shall be due and payable on the first day of APRIL, 2018. THIS INSTRUMENT IS BEING RE-RECORDED TO ADD THE SIGNATURE OF BUYER WHO IS SIGNING OFF HOMESTEAD RIGHTS. *****

SIXTY-EIGHT THOUSAND TWO HUNDRED AND 00/100 Dollars is 68,200.00
payable with interest at the rate of TEN AND ONE HALF percent (10.50 % per annum on the unpaid balance until paid, and made payable to the order of the Mortgagee at its office in BURR RIDGE, ILLINOIS 60521 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

Witnesseth: That whereas the Mortgagor is justly indebted to the Mortgagee, as is evidenced by a certain promissory note bearing even date herewith, in the principal sum of
MID-AMERICA MORTGAGE CORPORATION
a corporation organized and existing under the laws of
THE STATE OF ILLINOIS
Mortgagee.

This Indenture, made this 30TH day of MARCH, 1988, between
MARIE A. NUÑEZ, married to MARCO NUÑEZ
OLGA M. VASQUEZ, married to LOUIS VASQUEZ
Mortgagor, and

SHA Case No
131:5321869-703

Mortgage

State of Illinois

88139499

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Signature

86139499

Whenever the said Mortgagee shall be placed in possession of the above described premises under an order of a court in which an action is pending to foreclose this mortgage or a subsequent mortgage, the said Mortgagee, in its discretion, may keep the said premises in good repair, pay such current or back taxes and assessments as may be due on the said premises; pay for and maintain such insurance in such amounts as shall have been required by the Mortgagee; lease the said premises to the Mortgagor or others upon such terms and conditions, either within or beyond any period of redemption, as are approved by the court; collect and receive the rents, issues, and profits for the use of the premises heretofore described; and employ other persons and expend itself such monies as are reasonably necessary to carry out the provisions of this paragraph.

An in Case of Foreclosure of this mortgage by said Mortgagee in any court of law or equity, a reasonable sum shall be allowed for the solicitor's fees, and stenographers' fees of the Mortgagee, and also for all outlays for a complete abstract of title for the purchase of such foreclosure; and in case of any other suit, or legal proceeding, wherein the Mortgagee shall be made a party thereto by reason of this mortgage, its costs and expenses, and the reasonable fees and charges of the attorneys or solicitors of the Mortgagee, so made parties, for services in such suit or proceedings, shall be a further lien and charge upon the said premises under this mortgage, and all such expenses shall become so much additional indebtedness secured hereby and be allowed in any decree foreclosing this mortgage.

And There Shall be Included in any decree foreclosing this mortgage and be paid out of the proceeds of any sale made in pursuance of any such decree: (1) All the costs of such suit or suits, advertising, sale, and conveyance, including attorneys' fees, and stenographers' fees, outlays for documentary evidence and cost of said abstract and examination of title; (2) All the moneys advanced by the Mortgagee, if any, for the purpose authorized in the mortgage with interest on such advances at the rate set forth in the note secured hereby, from the time such advances are made; (3) All the accrued interest remaining unpaid on the indebtedness hereby secured; and (4) all the said principal money remaining unpaid. The surplus of the proceeds of the sale, if any, shall then be paid to the Mortgagee.

If the Mortgagee shall pay said note at the time and in the manner aforesaid and shall comply with, and duly perform all the covenants and agreements herein, then this conveyance shall be null and void and the Mortgagee will, within thirty (30) days after written demand therefor by Mortgagee, execute a release or satisfaction of this mortgage, and Mortgagee hereby waives the benefits of all statutes or laws which require the further execution or delivery of such release or satisfaction by Mortgagee.

It is Expressly Agreed that no extension of the time for payment of the debt hereby secured given by the Mortgagee to any successor in interest of the Mortgagee shall operate to release, in any manner, the original liability of the Mortgagee.

The Covenants Herein Contained shall bind, and the benefits and advantages shall inure, to the respective heirs, executors, administrators, successors, and assigns of the parties hereto. Wherever used, the singular shall include the plural, the plural the singular, and the masculine gender shall include the feminine.

of loss if not made promptly by Mortgagee, and each insurance company concerned is hereby authorized and directed to make payment for such loss directly to the Mortgagee instead of to the Mortgagee and the Mortgagee jointly, and the insurance proceeds, or any part thereof, may be applied by the Mortgagee at its option either to the reduction of the indebtedness hereby secured or to the restoration or repair of the property damaged. In event of foreclosure of this mortgage or other transfer of title to the mortgaged property in extinguishment of the indebtedness secured hereby, all right, title and interest of the Mortgagee in and to any insurance policies then in force shall pass to the purchaser or grantee.

That if the premises, or any part thereof, be condemned under any power of eminent domain, or acquired for a public use, the damages, proceeds, and the consideration for such acquisition, to the extent of the full amount of indebtedness upon this Mortgage, and the Note secured hereby remaining unpaid, are hereby assigned by the Mortgagee to the Mortgagee and shall be paid forthwith to the Mortgagee to be applied by it on account of the indebtedness secured hereby, whether for or not.

The Mortgagee further agrees that should this mortgage and the note secured hereby not be eligible for insurance under the National Housing Act, within ninety (90) days from the date hereof (written statement of any officer of the Department of Housing and Urban Development or authorized agent of the Secretary of Housing and Urban Development dated subsequent to the date of this mortgage, declining to insure said note and this mortgage being deemed conclusive proof of such ineligibility), the Mortgagee or the holder of the note may, at its option, declare all sums secured hereby immediately due and payable. Notwithstanding the foregoing, this option may not be exercised by the Mortgagee when the ineligibility for insurance under the National Housing Act is due to the Mortgagee's failure to remit the National Housing Insurance premium to the Department of Housing and Urban Development.

In the Event of default in making any monthly payment provided for herein and in the note secured hereby for a period of thirty (30) days after the due date hereof, or in case of a breach of any other covenant or agreement herein stipulated, then the whole of said principal sum remaining unpaid together with accrued interest thereon, shall, at the election of the Mortgagee, without notice, become immediately due and payable.

And in The Event that the whole of said debt is declared to be due, the Mortgagee shall have the right immediately to foreclose this mortgage, and upon the filing of any bill for that purpose, the court in which such bill is filed may at any time thereafter, either before or after sale, and without notice to the said Mortgagee, or any party claiming under said Mortgagee, and without regard to the solvency or insolvency of the person or persons liable for the payment of the indebtedness secured hereby, at the time of such applications for appointment of a receiver, or for an order to place Mortgagee in possession of the premises and without regard to the value of said premises or whether the same shall be then occupied by the owner of the equity of redemption, as a homestead, enter an order placing the Mortgagee in possession of the premises, or appoint a receiver for the benefit of the Mortgagee with power to collect the rents, issues, and profits of the said premises during the pendency of such foreclosure suit and, in case of sale and a deficiency, during the full statutory period of redemption, and such rents, issues, and profits when collected may be applied toward the payment of the indebtedness, costs, taxes, insurance, and other items necessary for the protection and preservation of the property.

65210288

DEPT-01
#309 # 13 * 88-231269
COOK COUNTY RECORDER
TRAN 2819 05/31/88 14:42:00
#1444

88139499

88231269

Property of Cook County Clerk's Office

88-231269

A.D. 19

Notary Public

Marie A. Nunez
MARCH 20TH
A.D. 19 88

Notary Public, State of Illinois
My Commission Expires 11/9/89

OFFICIAL SEAL
Marie A. Nunez, on the E. Carey
County, Illinois, on the E. Carey
My Commission Expires 11/9/89

m., and duly recorded in Book

at o'clock

Doc. No.

THE UNDERSIGNED
MARIE A. NUNEZ
AND LOUIS VASQUEZ
person whose name is
THEY
signed, sealed, and delivered the said instrument as
subscribed to the foregoing instrument, appeared before me this day in
free and voluntary act for the uses and purposes therein set forth, including the release and waiver of the right of homestead,
Given under my hand and Notarial Seal this 20TH day of MARCH, A.D. 19 88

State of Illinois
County of Cook

Witness the hand and seal of the Mortgagor, the day and year first written. *LOUIS VASQUEZ has executed this Mortgage for the sole purpose of perfecting the waiver of the homestead rights of his spouse.
MARIE A. NUNEZ
LOUIS VASQUEZ
OLGA M. VASQUEZ

88139499

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MH0477DM 3:08 - FHA Assumption Rider (1 of 1) Page 1 of 1

[Handwritten Signature]

Signed, sealed and delivered
in the presence of

MARCO NUNEZ
[Seal]

*LOUIS VASQUEZ
[Seal]

OLGA M. VASQUEZ
[Seal]

MARIE A. NUNEZ
[Seal]

*LOUIS VASQUEZ has executed this Mortgage for the sole purpose of perfecting the
wifery of the homestead rights of his spouse, OLGA M. VASQUEZ.
hands(s) and seal(s) the day and year first aforesaid.

set

IN WITNESS WHEREOF,
been approved in accordance with the requirements of the Commissioner,
date on which the mortgage/deed of trust is endorsed for insurance, to a purchaser whose credit has not
by the mortgagor/grantor, pursuant to a contract of sale executed not later than TWELVE months after the
all or part of the property is sold or otherwise transferred (other than by devise, descent or operation of law)
or his designee, declare all sums secured by the mortgage/deed of trust to be immediately due and payable if
The mortgagor or holder of the note shall, with the prior approval of the Federal Housing Commissioner,
, hereinafter referred to as Mortgagee or Holder of the Note, as follows:

MID-AMERICA MORTGAGE CORPORATION

hereinafter referred to as Mortgagor/Grantor, and

MARIE A. NUNEZ, married to MARCO NUNEZ, and
OLGA M. VASQUEZ, married to LOUIS VASQUEZ

This Rider, dated this 30TH day of MARCH 19 88, amends the
Mortgage/Deed of Trust of even date by and between

FHA ASSUMPTION RIDER TO THE MORTGAGE/DEED OF TRUST

This option may not be exercised by the Mortgagee when the responsibility for
insurance under the National Housing Act is due to the Mortgagee's failure to
warrant the mortgage insurance premium to the Department of Housing and Urban
Development. Dated as of the date of the mortgage referred to herein.

AN AMENDMENT TO PERULTIMATE PARAGRAPH

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85231269

Property of Cook County Clerk's Office

State of Illinois

County of COOK

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3 3 2 3 1 2 8 8 3 1 2 6 9

I, THE UNDERSIGNED
aforesaid, Do Hereby Certify That

MARCO NUNEZ, MARRIED TO MARIE A. NUNEZ

, a notary public, in and for the county and State

of

, personally known to me to be the same

person whose name IS

subscribed to the foregoing instrument, appeared before me this day in

person and acknowledged that

HE

signed, sealed, and delivered the said instrument as HIS

free and voluntary act for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and Notarial Seal this 20TH

day MAY

A.D. 19 88



Notary Public

OFFICIAL SEAL
KATHIE LEE WELLMAN
NOTARY PUBLIC STATE OF ILLINOIS
MY COMMISSION EXP. APR 19, 1992

Doc. No.

Filed for Record in the Recorder's Office of

County, Illinois, on the

day of

A.D. 19

at o'clock

m., and duly recorded in Book

of

Page

and be allowed in any decree foreclosing this mortgage.

And There Shall be Included in any decree foreclosing this mortgage and be paid out of the proceeds of any sale made in pursuance of any such decree: (1) All the costs of such suit or suits, advertising, sale, and conveyance, including attorneys' solicitors', and stenographers' fees, outlays for documentary evidence and cost of said abstract and examination of title; (2) all the moneys advanced by the Mortgagee, if any, for the purpose authorized in the mortgage with interest on such advances at the rate set forth in the note secured hereby, from the time such advances are made; (3) all the accrued interest remaining unpaid on the indebtedness hereby secured; and (4) all the said principal money remaining unpaid. The surplus of the proceeds of the sale, if any, shall then be paid to the Mortgagee.

If the Mortgagee shall pay said note at the time and in the manner aforesaid and shall abide by, comply with, and duly perform all the covenants and agreements herein, then this conveyance shall be null and void and Mortgagee will, within thirty (30) days after written demand therefor by Mortgagee, execute a release or satisfaction of this mortgage, and Mortgagee hereby waives the benefits of all statutes or laws which require the further execution or delivery of such release or satisfaction by

It is Expressly Agreed that no extension of the time for payment of the debt hereby secured shall be given by the Mortgagee to any

time from the date of this mortgage declining to insure said note and this mortgage being deemed conclusive proof of such ineligibility, the Mortgagee or the holder of the note may, at its option, declare all sums secured hereby immediately due and payable. Notwithstanding the foregoing, this option may not be exercised by the Mortgagee when the ineligibility for insurance under the National Housing Act is due to the Mortgagee's failure to remit the mortgage insurance premium to the Department of Housing and Urban Development.

In the event of default in making any monthly payment provided for herein and in the note secured hereby for a period of thirty (30) days after the due date thereof, or in case of a breach of any other covenant or agreement herein stipulated, then the whole of said principal sum remaining unpaid together with accrued interest thereon, shall, at the election of the Mortgagee, without notice, become immediately due and payable.

And in the event that the whole of said debt is declared to be due, the Mortgagee shall have the right immediately to foreclose

this mortgage, and upon the filing of any bill for that purpose, the court in which such bill is filed may at any time thereafter, either before or after sale, and without notice to the said Mortgagee, or any party claiming under said Mortgagee, and without regard to the solvency or insolvency of the person or persons liable for the payment of the indebtedness secured hereby, at the time of such

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