COOK COUNTY, ILLINOIS FILED FOR RECORD

1988 JUN 21 PH 12: 35

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MORTGAGE

254396-6

THIS MORTGAGE ("Security Instrument") is given on JUNE 15

The moregogor is MICHAEL S. BRANDT AND CAROL NALBANTIAN-BRANDT, HUSBAND AND 1988 WIFE

("Borrower"). This See rity 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 50634
Borrower owes Lender the princip 1 sum of

FIFTY SEVEN THOUSAND AND NO/100

Dollars (U.S. \$). This debt is evidenced by Borrower's note 57,000.00

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 This Security Instrument paid earlier, due and payable on JULY 1, 2003

This Security Instrument secures to Lender: (a) the repayment of the debted enced 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 Borro: an'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

UNIT NUMBER 10M, IN THE 3520 LAKE SHOPE DRIVE CONDOMINIUM, AS DE-LINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PAR PARTS OF BLOCK 2 IN BAIRD AND WARNER'S SUBDIVISION OF BLOCK 12 OF HUNDLEY'S SUBDIVISION OF LOTS 3 TO 21, INCLUSIVE, AND 35 TO 37, INCLUSIVE, IN PINE GROVE, A SUBDIVISION OF FRACTIONAL SECTION 21, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIA', TOGETHER WITH A VACATED ALLEY IN SAID BLOCK AND A TRACT OF LAND LYING EASTERLY OF AND ADJOINING SAID BLOCK 12 AND WESTERLY OF AND ADJOINING THE WESTERLY LINE OF NORTH SHORE DRIVE, IN COOK COUNTY, ILLING'S, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 25,200,625, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLIFOIS.

500

14-21-112-012-1132

which has the address of $3520\,$ LAKE SHORE DRIVE-UNIT 10M $\,$. (Street)

CHICAGO

Illinois

60657 [Zip Code]

("Property Address");

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

("Lender").

19. Acceleration; Remedies. Lender shall give notice to Borrower prior to acceleration following Borrower's break of any covenant and agree as follows:

19. Acceleration; Remedies. Lender shall give notice to Borrower prior to acceleration nollowing Borrower's 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 specified in the notice may result in acceleration of the cured; and (d) that failure to cure the default on or before the date specified in the notice may result in acceleration of the sum acceleration of the sum acceleration of the cured; and (d) that failure to cure the default on or before the date specified in the notice may result in acceleration of the sum acceleration of 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 sum acculerably the same accured by instituted to collect all expenses incurred in pursuing the remediate provided in this paragraph 19, including, but not limited to: reasonable attorneys' fees and costs of the sums accured by the expiration of any period of redemption following judicial sale. Lender that to payment of the rentied to enter upon, take possession of and manage the Property and to onlect all any precipitations of any period of redemption following judicial sale. Lender the property and to onlect the centre of the expiration of any period of redemption following including, but not limited to, receiver had not onlect all the property and collect and the capital p

		y Commission expires: /2-17-1/	M
1861,	10 VBD 20 5/	Oiven under my hand and official seal, this	
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ct, for the uses and purposes therein	SIR free and voluntary a	gned and delivered the said instrument as	şiz
and acknowledged that T heY	fore me this day in person,	bscribed to the foregoing instrument, appeared bef	ns
	wi to me to be the same pe		
A		WIRE WICHARL S. BRANDT.	
lic in and tor said county and state,	County ss:	I, The Charmen	LS
	- Programme to the control of the co	MOLEG BRIDGE	
	Hannah Looky was said said.		
(Ise2)			
iewonoß-	τ_{\circ}		
IAN-BRANDT/HISBorrower WIFE (Seal)	TNABLAN LOARS		
(Seal) Thought A	Med Hallow	Dx.	
(Seal) TOLIA	MICHAEL S. BR	4	
• •		<u>C</u>	
ovenants contained in this Security	agrees to the terms and contractions of the second of the	BY SIGNING BELOW, Borrewer accepts and strument and in any rider(s) execute: 13 Borrower and	uj
		Other(s) [specify]	
	d Unit Development Rider	Graduated Pay nent Rider Planned	
Borrower and recorded together with neorporated into and shall amend and	r more riders are executed by i of each such rider shall be i	23. Riders to this Security Instrument. If one or nis Security in strument, the covenants and agreements upplement in a covenants and agreements of this Security or secure and agreements of this Security or sphicable box(es)]	ns
in the Property.	· ·	nstrument without charge to Borrower. Borrower shain ri. 22. Waiver of Homestead. Borrower waives all ri.	11

H OFFIGIAL SEAL "
LINDA CZYZYK
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES | 2-17-5/1

RECORD AND RETURN TO:

BOX 130

THE TALMAN HOME PEDERAL SAVINGS AND
1901 WEST IRVING OF ILLINOIS
4901 WEST IRVING OF ILLINOIS
CHICAGO, ILLINOIS
CHICAGO

T7909

SANAA WOAAHR : WOITWATTA

CHICAGO, IL

SHARON BARNES

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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 cut sorized 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 Lende, 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 No' Released; Forbearance By Lender Not a Walver. 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 am relization 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 electise 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 beneat the successors and assigns of Lender and Borrower, subject to the provisions of paragraph 17. Borrower's covenants and Loreements shall be joint and several. Any Borrower who co-signs this Security Instrument but does not execute the Note: (a) s c)-signing this Security Instrument only to mortgage, grant and convey that Borrower's interest in the Property under the erms 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 interes 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 jurns already collected from Borrower which exceeded permitted limits will be refunded to Borrower. Lender may choose to trake 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 partial prepayment without any prepayment charge under the Note.

If enactment or expiration of applicable laws has the effect of 13. Legislation Affecting Lender's Rights. 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 19. If Lender exercises this option, Lender shall take the step, specified in the second paragraph of

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 Borrower. Any notice provided for in this Security Instrument shall be deemed to have been given to Borrower or Lender vices given as provided in this paragraph.

15. Governing Law; Severability. This Security Instrument shall be governed by sederal 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.

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

Security Instrument. Unless Borrower and Lender agree to other terms of payment, these amounts shall bear interest from the date of disbursement at the Note rate and shall be payable, with interest, upon notice from Lender to Borrower 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 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 bankrupicy, probate, for condemnation 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 and Lender's rights over the property. I ender's actions may include paying any country and Lender's rights 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. 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

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 under paragraph 19 the Property is acquired by Lender, Borrower's right to any insurance policies and proceeds resulting

postpone the due date of the monthly payments referred to in paragraphs I and 2 or change the amount of 11c payments. If

Unless Lender and Borrower otherwise agree in writing, any application of proceeds to principal shall not extend or when the notice is given.

offered to settle a claim, then Lender may collect the insurance proceeds. Lender may use the price ds to repair or restore the Property or to pay sums secured by this Security Instrument, whether or not then due. The off-dry period will begin of the Property damaged, if the restoration or repair is economically feasible and Lender's security is not lessened. If the restoration or repair is not economically feasible or Lender's security would be lessened, are 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 (hz) the insurance carrier has affected to said a said of the state of the property, or does not answer within 30 days a notice from Lender (hz) the insurance carrier has affected to said a said of the said of th Unless Lender and Borrower otherwise agree in writing, insurance proceeds anall be applied to restoration or repair

carrier and Lender. Lender may make proof of loss if not made promptly by Borrov er. 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

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

unreasonably withheld. insured against loss by fire, hazards included within the term "extended coverage" and any other hazards for which Lender requires. The requires insurance. This insurance shall be maintained in the arrown and for the periods that Lender requires. The insurance sarrier providing the insurance shall be chosen by Borrown cubject to Lender's approval which shall not be

5. Hazard Insurance. Borrower shall keep the improvements now existing or hereafter erected on the Property

of the giving of notice.

the Property is subject to a lien, which may arisin private this Security Instrument, Lender may give Borrower a notice identifying the lien. Borrower shall satisfy the lien or abe or more of the actions set forth above within 10 days agreement satisfactory to Lender subordinating the lier it this Security Instrument. If Lender determines that any part of receipts evidencing the payments.

Borrower shall promptly discharge Tay 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 of the lien by, or defends against enforcement of the lien of the lien and prevent the enforcement of the ilen of the lien and prevent the enforcement of the ilen of the lien and prevent the enforcement of the ilen of the lien and prevent the enforcement of the ilen of the lien and the enforcement of the ilen and the contest the enforcement of the ilen and the contest the enforcement of the ilen and the contest the enforcement of the contest the enforcement of the contest the enforcement of the property; or of the ilen and the contest the enforcement of the property; or of the ilen and the contest the enforcement of the property; or of the ilen and the contest the enforcement of the property; or of the ilen and the property of the ilen and the il

pay them on time directly to the person, wed payment. Borrower shall promptly furnish to Lender all notices of amounts to be paid under this paragraph. If Borrower shall promptly furnish to Lender Mote; third, to amounts payable mines to face of the same states and last, to properly which may attain prior; if your this Security Instrument, charges, fines and impositions attributable to the Property which may attain prior; yover 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

paragraphs I and 2 shall be applied: first, to late charges due under the Note; second, to prepayment charges due under the 3. Application of Fayments. Unless applicable law provides otherwise, all payments received by Lender under

application as a creat, against the sums secured by this Security Instrument.

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

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

Upon payment in full of all sums secured by this Security Instrument, Lender shall promptly refund to Borrower any Funds held 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 than immediately prior to the sale of the Property or its acquisition by Lender, any Funds held by Lender at the time of than immediately prior to the sale of the Property or its acquisition by Lender, any Funds held by Lender at the time of

amount of the Funds held by Lender is not sufficient to pay the escrow items when due, Borrower shall pay to Lender any at Bortower'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

Funds was made. The Funds are pledged as additional security for the sums secured by this Security Instrument. an annual accounting of the Funds showing credits and debits to the Funds and the purpose for which each debit to the shall not be required to pay Borrower any interest or earnings on the Funds. Lender shall give to Borrower, without charge, that interest shall be paid on the Funds. Unless an agreement is made or applicable law requires interest to be paid, Lender reporting service shall not be a charge for purposes of the preceding sentence. Borrower and Lender may agree in writing by Lender in connection with Borrower's entering into this Security Instrument to pay the cost of an independent tax Lender pays Borrower interest on the Funds and applicable law permits Lender to make such a charge. A charge assessed Lender may not charge for holding and applying the Funds, analyzing the account or verifying the escrow items, unless or 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

basis of current data and reasonable estimates of future escrow items. leasehold payments or ground rents on the Property, if any; (c) yearly hazard insurance premiums; and (d) yearly mortgage insurance premiums, if any. These items are called "escrow items." Lender may estimate the Funds due on the one-twelfth of: (a) yearly taxes and assessments which may attain priority over this Security Instrument; (b) yearly to Lender on the day monthly payments are due under the Note, until the Note is paid in full, a sum ("Funds") equal to

2. Funds for Taxes and Insurance. Subject to applicable law or to a written waiver by Lender, Borrower shall pay 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.

Lender:

THIS CONDOMINIUM RIDER is made this 15TH day of JUNE . 19 88, and is incorporated into and shall be deemed to amend and supplement the Mortgage, Deed of Trust or Security Deed (the "Security Instrument") of the same date given by the undersigned (the "Borrower") to secure Borrower's Note to

THE TALMAN HOME FEDERAL SAVINGS AND LOAN ASSOCIATION OF ILLINOIS

(the "Lender")

of the same date and covering the Property described in the Security Instrument and located at:

3520 LAKE SHORE DRIVE-UNIT 10M CHICAGO, ILLINOIS 60657

The Property includes a unit in, together with an undivided interest in the common elements of, a condominium project known as:

3520 NORTH LAKE SHORE DRIVE CONDOMINIUMS

(the "Condominium Project"). If the owners association or other entity which acts for the Condominium Project (the "Owners Association") holds title to property for the benefit or use of its members or shareholders, the Property also includes Borrower's interest in the Owners Association and the uses, proceeds and benefits of Borrower's interest.

CONDOM NEM COVENANTS. In addition to the covenants and agreements made in the Security Instrument. Borrower and Lender further covenant and agree as follows:

A. Condonin'am Obligations. Borrower shall perform all of Borrower's obligations under the Condominium Project's Constituent Pocuments. The "Constituent Documents" are the: (i) Declaration or any other document which creates the Condominium Project; (ii) by-laws; (iii) code of regulations; and (iv) other equivalent documents. Borrower shall promptly pay, when due, all does and assessments imposed pursuant to the Constituent Documents.

B. Hazard Insurance, so 'ong as the Owners Association maintains, with a generally accepted insurance carrier, a "master" or "blanket" policy or the Condominium Project which is satisfactory to Lender and which provides insurance coverage in the amounts, for the periods, and against the hazards Lender requires, including fire and hazards included within the term "extended coverage," (ne):

(i) Lender waives the program in Uniform Covenant 2 for the monthly payment to Lender of one-twelfth of the yearly premium installments for hazard in aurance on the Property; and

(ii) Borrower's obligation under Uniform Covenant 5 to maintain hazard insurance coverage on the Property is deemed satisfied to the extent that the required coverage is provided by the Owners Association policy.

Borrower shall give Lender prompt notice of any lapse in required hazard insurance coverage.

In the event of a distribution of hazard insurance proceeds in lieu of restoration or repair following a loss to the Property, whether to the unit or to common elements, any proceeds payable to Borrower are hereby assigned and shall be paid to Lender for application to the sums secured by the Security Instrument, with any excess paid to Borrower.

C. Public Liability Insurance. Borrower shall take such actions as may be reasonable to insure that the Owners Association maintains a public liability insurance policy accept (b) in form, amount, and extent of coverage to Lender.

D. Condemnation. The proceeds of any award or claim for de mages, direct or consequential, payable to Borrower in connection with any condemnation or other taking of all or any part of the Property, whether of the unit or of the common elements, or for any conveyance in lieu of condemnation, are hereby assigned and shall be paid to Lender. Such proceeds shall be applied by Lender to the sums secured by the Security Instrument as provided in Uniform Covenant 9

E. Lender's Prior Consent. Borrower shall not, except after notice to Lender and with Lender's prior written consent, either partition or subdivide the Property or consent to:

(i) the abandonment or termination of the Condominium Project except for abandonment or termination required by law in the case of substantial destruction by fire or other casualty or in the case of a taking by condemnation or eminent domain;

(ii) any amendment to any provision of the Constituent Documents if the provision is for the express benefit of

(iii) termination of professional management and assumption of self-management of the Owners Association;

(iv) any action which would have the effect of rendering the public liability insurance coverage maintained by the Owners Association unacceptable to Lender.

F. Remedies. If Borrower does not pay condominium dues and assessments when due, then Lerder may pay them. Any amounts disbursed by Lender under this paragraph F shall become additional debt of Borrower secure, by the Security Instrument. Unless Borrower and Lender agree to other terms of payment, these amounts shall bear interest from the date of disbursement at the Note rate and shall be payable, with interest, upon notice from Lender to Borrower requesting payment.

By SIGNING BELOW, Borrower accepts and agrees to the terms and provisions contained in this Condominum Ruler

14-21-112-012-1132	Michael S. BRANDT Bospone
PREPARED BY:	CAROL NALBANTIAN-BRANDT/ BOITOWE
SHARON BARNES CHICAGO, IL 60641	- (Scal) - Borrower
RECORD AND RETURN TO: BOX 130 THE TALMAN HOME FEDERAL SAVINGS AND	-Borrower
LOAN ASSOCIATION OF ILLINOIS 4901 WEST IRVING PARK ROAD	(Sign Original Only)
CHICAGO, ILLINOIS 60641 MULTISTATE CONDOMINIUM RIDERSingle FamilyFNMA	/FHLMC UNIFORM INSTRUMENT Form 3140 12/83

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Property of Cook County Clerk's Office

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