

# UNOFFICIAL COPY

88331775

FHA Case No  
131:5466975-703 / 203B  
LOAN #00048618(0097)

State of Illinois

## Mortgage

This Indenture, made this 25<sup>TH</sup> day of JULY, 19 88, between

BENNIE E. HILL, JR.,  
VALERIE B. HILL, HUSBAND AND WIFE

WESTAMERICA MORTGAGE COMPANY, A COLORADO CORPORATION

Mortgagor, and

THE STATE OF COLORADO

Mortgagee.

Witnesseth: That where the Mortgagor is justly indebted to the Mortgagee, it is evidenced by a certain promissory note bearing record to wit: in the principal sum of

SIXTY NINE THOUSAND FIVE HUNDRED FORTY SIX AND 00/100

Dollars (\$ 69,546.00) 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

7900 EAST ONION AVENUE, SUITE 500  
DENVER, CO 80237

or at such

addresses as the holder may desire to be written and delivered; the said principal and interest being payable in monthly installments

SIX HUNDRED THIRTY SIX AND 17/100

Dollars (\$ 636.17) on the first

of SEPTEMBER, 19 88, and a like sum on the first day of each and every month thereafter until the entire principal amount and the full payment of principal and interest if not sooner paid, shall be due and payable on the first day of

AUGUST, 2018.

Now, Therefore, to give effect to 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, each by these presents Mortgage and Warranty unto the Mortgagee, the Mortgagor has granted, sold, conveyed, released, and being in the county of

COOK and the State of Illinois to wit:

THE SOUTH 33 FEET AND 5 INCHES OF THE NORTH 66 FEET AND 10 INCHES OF LOTS 1, 2, 3 AND 4 TAKEN AS A TRACT IN BLOCK 98 IN WASHINGTON RESUBDIVISION OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 19, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, WEST OF RAILROAD AND EAST OF PROSPECT AVENUE, IN COOK COUNTY, ILLINOIS.

TAX #25-19-312-002

ALSO KNOWN AS:  
11605 SOUTH HALE  
CHICAGO, ILLINOIS 60643

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 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 233(b) and (c)) in accordance with the regulations for those programs.

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HUD-02116M.1

WESTAMERICA

PREPARED BY AND RETURN TO:  
WESTAMERICA MORTGAGE COMPANY  
17 WEST 635 BUTTERFIELD ROAD, SUITE 140  
OAKBROOK TERRACE, IL 60181  
CATHERINE PHILLIPS

88331775

OFFICIAL SEAL  
PATRICIA E. PERRY  
NOTARY PUBLIC STATE OF ILLINOIS  
MY COMMISSION EXP. MAR 9, 1992

Property of Cook County Clerk's Office

Doc. No. \_\_\_\_\_  
Filed for Record in the Recorder's Office of \_\_\_\_\_  
County, Illinois, on the \_\_\_\_\_ day of \_\_\_\_\_  
A.D. 19 \_\_\_\_\_  
\_\_\_\_\_ of \_\_\_\_\_  
\_\_\_\_\_ and duly recorded in Book \_\_\_\_\_  
\_\_\_\_\_ of \_\_\_\_\_

\_\_\_\_\_ of \_\_\_\_\_  
A.D. 19 88  
\_\_\_\_\_ Judge  
\_\_\_\_\_ Notary Public

State of Illinois  
County of Cook  
\_\_\_\_\_ and \_\_\_\_\_  
\_\_\_\_\_ of Hill J. & \_\_\_\_\_  
COOK COUNTY RECORDER  
122232 TRFN 1776 02/98 387003

Witness the hand and seal of the Notary on the day and year first written  
Bennie E. Hill, Jr. [Seal]  
Valerie B. Hill [Seal]  
[Seal] [Seal]

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

This Rider, dated this 25<sup>TH</sup> day of JULY 19 88, amends the  
Mortgage/Deed of Trust of even date by and between

BENNIE E. HILL JR.  
VALERIE B. HILL, HUSBAND AND WIFE

, 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 enforced for insurance, to a purchaser whose credit has not been approved in accordance with the requirements of the Commissioner.

IN WITNESS WHEREOF,

BENNIE E. HILL JR.  
VALERIE B. HILL, HUSBAND AND WIFE

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

*Bennie E. Hill Jr.* [Seal]  
BENNIE E. HILL JR.

*Valerie B. Hill* [Seal]  
VALERIE B. HILL

[Seal]

[Seal]

Signed, sealed and delivered  
in the presence of

*Mark A. [Signature]*

11605 SOUTH HALP  
CHICAGO, ILLINOIS 60643  
FAX ID # 312-419-312-002

88331775

