

90252990

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Loan No. 11036-17

90252990

ASSUMPTION AGREEMENT

WITHOUT RELEASE

WHEREAS Homewood Federal Savings and Loan Association

DEPT-61 RECORDING
T47777 TEAM 9713 05/21/98 09151300
#3807 : F * -90-252990
COOK COUNTY RECORDER

loaned Randy A. Novak and Susan I. Novak, His Wife

the sum of One Hundred One Thousand and no/100 Dollars

(\$ 101,000.00), evidenced by note and mortgage dated March 29th, 1984 and recorded

as Document No. 21228797 in Cook County, Illinois;

WHEREAS, said Borrowers have sold said property to the undersigned Purchasers and said Purchasers desire to assume and agree to pay said indebtedness and perform all the obligations under said Loan Contract, and said Association is willing to consent to said transfer of title and assumption of said indebtedness, but is not willing to release said Borrowers from their present liability on said note and mortgage;

THEREFORE, in consideration of the mutual covenants and agreements herein contained, IT IS HEREBY AGREED as follows:

1. The Association does hereby consent to the sale and conveyance of said premises by the aforesaid Borrowers to said Purchasers.

2. The Purchasers do hereby assume and agree to pay said mortgage indebtedness, evidenced by said note and mortgage, and to perform all of the obligations provided therein, it being agreed and understood that as of this date said indebtedness is

Ninety-One Thousand, Seven Hundred Eighty Nine and 53/100 Dollars (\$ 91,789.53),

and that the interest rate shall be 11.00 % per annum, and that monthly payments shall be made beginning the First day of May, 1990, in the sum of

One Thousand Forty-Two and 51/100 Dollars (\$ 1042.51) per month, to be applied first to interest and the balance to principal until said indebtedness is paid in full, and that, in addition, said Purchasers will pay the sum of

Three Hundred Sixty-Three and 49/100 Dollars (\$ 363.49), estimated to be sufficient to pay taxes and insurance on said property, which estimate may be revised, making a total current payment of One Thousand Four Hundred Six and no/100 Dollars (\$ 1406.00) per month.

3. The Borrowers agree that their present liability under said mortgage loan shall not be in paid, prejudiced or affected in any way whatsoever by this Agreement, or by sale or conveyance of said premises, or by the assumption by the Purchasers of said mortgage loan, or by any subsequent change in the terms, time, manner or method of payment of said indebtedness, or any part thereof, contracted by the Association and the Purchasers or the transferees of the Purchasers, whether or not such changes or such transfers have been consented to by the Borrowers.

This assumption by said Purchasers is joint and several and shall bind them, their heirs, personal representatives, successors and assigns.

90252990

IN WITNESS WHEREOF, the parties have hereunto executed this instrument this 12th day of

April, 1990
[Signatures]
Borrowers

[Signature]
Purchasers

Rider containing legal description of Property as attached hereto and made part of hereof.

By [Signature]
Authorized Signature Vice President
ATTEST:

[Signature]
"OFFICIAL SEAL"
KIMBERLY D. HART
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 11/9/91

Secretary

1325

TITLE SERVICES # CS-102100

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Rider

The Land referred to in This Assumption Agreement is described as follows:

Parcel One:

Lot 14 in Woodcrest Resubdivision, being a Resubdivision of Woodcrest Subdivision in the Southeast 1/4 of Section 4, Township 36 North, Range 13, East of the Third Principal Meridian, according to the Plat thereof recorded March 30, 1976, as Document 23433484, in Cook County, Illinois.

Parcel Two:

Easement for Ingress and Egress for the benefit of Parcel One, as set forth in Plat of Subdivision recorded March 30, 1976 as Document 23433484 and as created by Deed from LaSalle National Bank, National Banking Association, as Trustee, under Trust Agreement dated October 1, 1975 and known as Trust Number 49518 to Robert M. Clark recorded September 13, 1977 as Document 24103467, in Cook County, Illinois and as amended by Plat of Resubdivision recorded September 17, 1976, as Document 23641278.

PTN# 28-04-401-064-0000

Property Address: 14001 Dorl Lane, Crestwood, IL 60445

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