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THIS MORTGAGE ("Security in Lument") is given on the land the base of 18 1892. The mortgagor is

VALERIE KAY REYNOLOS, CL'ORCED AND NOT SINCE REMARKTED IN THE PROPERTY OF THE

bunder. If bunder is such as institution, or in my bodered became bean there, beach apply the Sandy to previous because ("Borrower"), This Security Instrument is given to the special of the security Instrument is given to the special of the security Instrument is given to the special transfer of the special s However Course may require blurgering or page a constitute charge for howevery the property of a property of the property of t Conder in econocurar with this fram, unless applicable law probles categories, Carless an sponsored and and on apparentle face requires interior in he poid, locader shall not be required to top conserver any lateract to correctly an the termina dependent and

which is organized and existing under the laws of the State of TLLINOIS around guidant in coses and whose address is 1250 WEST NORTHWEST HIGHWAY, SUITE OF TLLINOIS around guidant in coses and whose address is 1250 WEST NORTHWEST HIGHWAY, SUITE OF TLLINOIS around guidant at the state of the

address is 1200 RED TO THE PARTY OF THE PARTY OF THE PARTY OF THE PARTY OF THE PRINCIPAL SUM OF THE PRINCIPAL SUM OF THE PARTY OF THE P

This debt is evidenced by Borrower's note dated the same date as this Security Instrain of (Note"), which provides for monthly January 10 2000 Change House This Security payments, with the full debt, if not paid earlier, due and payable on Instrument secures to Lender; (a) the repayment of the debt evidenced by the Note, with interest, and all renewals, extensions and modifications of the Note; (b) the payment of all other sunts, with interest, advanced under par grant 7 to protect the security of this Security Instrument, and (c) the performance of Borrower's covenants and agreements under it is 5 curity Instrument and the Note. For this purpose, Borrower does hereby mortgage, grant and convey to Lender the following never and property located in COOK many distribution of horness statement has took a distributed and oldstädigs scaled in terminal to anisosing a dis-

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issue about anoth ILLINOIS - Single Family - Famile Mae/Freddle Mac UNIFORM INSTRUMENT

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TOGETHER WITH all the improvements now or hereafter erected on the properties and all easements, appurtenances, and fixuares 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.

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

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.

2. Funds for Taxes and Insurance. Subject to applicable law or to a written waiver by Lender, Borrower shall pay to Lender on the day monthly payments are due under the Note, until the Note is paid in full, a sum ("Funds") for: (a) yearly taxes and assessments which may attain priority over this Security Instrument as a lien on the Property; (b) yearly leasehold payments or ground rents on the Property, if any; (c) yearly insurance premiums as a lien on the Property; (b) yearly leasehold payments or ground rents on the Property, if any; (c) yearly insurance premiums; (d) yearly flood insurance premiums, if any; (e) yearly mortgage insurance premiums; (d) yearly flood insurance premiums, if any; (e) yearly mortgage insurance premiums. These items are called "Escrow litens." Lender may, at any time, wheel and hold Funds in an amount not to exceed the maximum amount a lender for a federally related mortgage loan may require in Procedures secrow account under the federal Real Estate Settlement Procedures Act of 1974 as amended from time to time, 12 U.S.C. Section 2601 et seq. ("RESPA"), unless another law that applies to the Funds sets a lesser amount. If so, Lender may, at any time, collect and hold Funds in an amount not to exceed the lesser amount. Lender may estimate the amount of Funds due on the basis of current data and reasonable estimates of expenditures of future Escrow litems or otherwise in accordance with applicable law.

The Funds shall be held in an institution whose deposits are insured by a federal agency, instrumentality, or entity (including Lender, if Lender is such an institution) or in my Federal Home Loan Bank. Lender shall apply the Funds to pay the Escrow Items. Lender may not charge Borrower for holding and applying the Funds, annually analyzing the escrow account, or verifying the Escrow Items, unless Lender pays Borrower interest or, the Funds and applicable law permits Lender to make such a charge. However, Lender may require Borrower to pay a one-time charge for an independent real estate tax reporting service used by Lender in connection with this loan, unless applicable law provices otherwise. Unless an agreement is made or applicable law requires interest to be paid, Lender shall not be required to pay so rower any interest or earnings on the Funds. Borrower and Lender may agree in writing, however, that interest shall be paid on the Funds. Lender shall give 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 all sums secured by air. Security Instrument.

If the Funds held by Lender exceed the amounts permitted to be held by applicable law. Lender shall account to Borrower for the excess Funds in accordance with the requirements of applicable law. If the arrount of the Funds held by Lender at any time is not sufficient to pay the Escrow Items when due, Lender may so notify Borrower in writing, and, in such case Borrower shall pay to Lender the amount necessary to make up the deficiency. Borrower shall make up the deficiency in no more than twelve monthly payments, at Lender's sole discretion.

Upon 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 21, Lender shall acquire or sell the Property, Lender, prior to me acquisition or sale of the Property, shall apply any Funds held by Lender at the time of acquisition or sale as a credit against the sums secured by this

Security Instrument.

3. Application of Payments. Unless applicable law provides otherwise, all payments received by Lerale; under paragraphs 1 and 2 shall be applied; first, to any prepayment charges due under the Note; second, to amounts payable under paragraph 2;

third, to interest due; fourth, to principal due; and last, to any late charges due under the Note.

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 receipts 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 (c) secures 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.

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5. Hazard or Property Insurance. Egrower 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 sely other hazards, including floods or flooding, 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. If Borrower fails to maintain coverage described above, Lender may, at Lender's option, obtain coverage to protect Lender's rights in the Property in accordance with paragraph 7.

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 lessened. If the restoration or repair is not economically feasible or Lender's security would be lessened, the insurance proceeds shall be applied to the sums secured by this Security Instrument, whether or not then due, with any excess paid in Borrower, if Borrower abandons the Property, or does no, no wer within 30 days a notice from Lender that the insurance carrier has offered to settle a claim, then Lender may collect the pastrance proceeds. Lender may use the proceeds to repair or restore the Property or to pay sums secured by this Security Instrumes (,) hether or not then due. The 30-day period will begin when the notice is given.

Unless Lender and Bor ower 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 the payments. If under paragraph 21 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 cass to Lender to the extent of the sums secured by this Security Instrument immediately

prior to the acquisition.

6. Occupancy, Preservation, Maintenarce and Protection of the Property; Borrower's Loan Application; Leaseholds. Borrower shall occupy, establish, and use the P oper y as Borrower's principal residence within sixty days after the execution of this Security Instrument and shall continue to occup, the Property as Borrower's principal residence for at least one year after the date of occupancy, unless Lender otherwise agrees a vriting, which consent shall not be unreasonably withheld, or unless extenuating circumstances exist which are beyond Borrow e control. Borrower shall not destroy, damage or impair the Property, allow the Property to deteriorate, or commit waste on the Property. Borrower shall be in default if any forfeinire action or proceeding, whether civil or criminal, is begun that in Lender v good faith judgment could result in fortening of the Property or otherwise materially impair the lien created by this Security Institute or Lender's accurity interest. Borrower may cure such a default and reinstate, as provided in paragraph 18, by causing the color or proceeding to be dismissed with a ruling that, in Lender's good faith determination, precludes forfeiture of the Borrowey's in the Property or other material impairment of the lien created by this Security Instrument or Lender's security interest. Burrower shall also be in default if Borrower, during the loan application process, gave materially false or maccurate information or statem at to Lender (or failed to provide Lender with any material information) in connection with the loan evidenced by the Note inc. ding, but not limited to, representations concerning Borrower's occupancy of the Property as a principal residence, if this Sect at Instrument is on a leasehold, Borrower shall comply with all the provisions of the lease. If Borrower acquires fee title to the Project, the leasehold and the fee title shall not merge unless Lender agrees to the merger in writing.

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7. Protection of Lender's Rights in the Property. If Borrower fails to perform the coven sits 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 fortenure or to enforce laws or regulations). 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 co at; paying reasonable attorneys' fees and entering on the Property to make repairs. Although Lender may take action under this 1 a. graph 7, Lender

Any amounts disbursed by Lender under this paragraph 7 shall become additional debt of Borrower secured by this Security does not have to do so. 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.

8. Mortgage Insurance. 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 morigage insurance in effect. If, for any reason, the mortgage insurance coverage required by Lender lapses or ceases to be in effect. Bornwer shall pay the premiums required to obtain coverage substantially equivalent to the mortgage insurance previously in effect, at a cost substantially equivalent to the cost to Borrower of the mortgage insurance previously in effect, from an alternate mortgage insurer approved by Lender. If substantially equivalent mortgage insurance coverage is not available, Borrower shall pay to Lender each month a sum equal to one-twelfth of the yearly mortgage insurance premium being paid by Borrower when the insurance coverage lapsed or ceased to be in effect. Lender will accept, use and retain these payments as a loss reserve in lieu of mortgage insurance. Loss reserve

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payments may no longer be required, the option of Lender, if mortgage insurance causage (in the amount and for the period, that Lender requires) provided by an insurer approved by Lender again becomes available and is obtained. Borrower shall pay the premiums required to maintain mortgage insurance in effect, or to provide a loss reserve, until the requirement for mortgage insurance ends in accordance with any written agreement between Borrower and Lender or applicable law.

9. 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.

10. 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 in which the fair market value of the Property immediately before the taking is equal to or greater than the amount of the sums secured by this Security Instrument immediately before the taking, 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. In the event of a partial taking of the Property in which the fair market value of the Property immediately before the taking is less than the amount of the sums secured immediately before the taking, unless Borrower and Lender other as agree in writing or unless applicable law otherwise provides, the proceeds shall be applied to the sums secured by this Security I are ument whether or not the sums are then due.

If the Property is abandoned by Borrower, or if, after notice by Lender to Borrower that the condemnor offers to make an award or settle a claim for damages, Forrower fails to respond to Lender within 30 days after the date the notice is given, Lender is authorized 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 area due.

Unless Lender and Borrower otherwise agre, in vriting, 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.

11. Borrower Not Released; Forbearance By Locar Not a Waiver. Extension of the time for payment or modification of amortization of the sums secured by this Security Instantant operate to release the liability of the original Borrower or Porrower'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 amortization of the sums secured by this Security Instrument by reason of any de natid 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.

12. Successors and Assigns Bound; Joint and Several Liability; Co-signers. The covenants and agreements of this Security Instrument shall bind and benefit the successors and assigns of Lender, and Borrower, subject to the provisions of paragraph 17. Borrower's covenants and agreements shall be joint and several. Any Borrower who co-signs this Security Instrument but does not execute the Noie: (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 presonally 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 with us that Borrower's consent.

13. 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 correction 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 partial prepayment without any prepayment charge under the Note.

14. Notices. 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 when given as provided in this paragraph.

15. 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.

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

17. 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 as if no acceleration had 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, Under'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 paragraph 17.

19. Sale of Note; Change Coloan Servicer. The Note or a partial interest in the Note (together with this Security Instrument) may be sold one or here himes without prior notice to Borrowers A sale may result in a change in the entity (known) as the "Loan Servicer") that collects anothly payments due under the Note and this Security Instrument. There also may be one on more changes of the Loan Servicer nuclated to a sale of the Note. If there is a change of the Loan Servicer, Borrower will be given written notice of the change in accordance with paragraph 14 above and applicable law. The notice will state the name and address of the new Loan Servicer and the a circus to which payments sliculd be made. The notice will also contain any other विदरशक्ता अध्य Cold Booker LAC

information required by applicable law.

20. Hazardous Substances. Borrower shall not cause or permit the presence, use, disposal, storage, or release of any Hazardous Substances on or in the Property. Borro ver shall not do, nor allow anyone else to do, anything affecting the Property that is in violation of any Environmental Law. The preceding two sentences shall not apply to the presence, use, or storage on the Property of small quantities of Hazardous Substances tor, me generally recognized to be appropriate to normal residential uses

and to maintenance of the Property. Borrower shall promptly give Lender written notice of any investigation, claim, demand, lawsuit or other action by any governmental or regulatory agency or private party involving the ric perty and any Hazardous Substance or Environmental Law of which Borrower has actual knowledge. If Borrower learns, or is neaffed by any governmental or regulatory authority, that any removal or other remediation of any Hazardous Substance affecting the imperty is necessary, Borrower shall prompily take all

necessary remedial actions in accordance with Environmental Law.

As used in this paragraph 20, "Hazardous Substances" are those substances defined as toxic or hazardous substances by Environmental Law and the following substances: gasoline, kerosene, other fan nable or toxic petroleum products, toxic pesticides and herbicides, volatile solvents, materials containing asbestos or form alden de, and radioactive materials. As used in this paragraph 20, "Environmental Law" means federal laws and laws of the jurisdiction where the Property is located that relate to health, safety or environmental protection.

NON-UNIFORM COVENANTS. Borrower and Lender further covenant and agree as follows:

21. Acceleration; Remedies. Lender shall give notice to Borrower prior to acceleration following Borrower's breach of any covenant or agreement in this Security Instrument (but not prior to acceleration under paragraph 17 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 36 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 muy result in acceleration of the sums secured by this Security Instrument, foreclosure by judicial proceeding and sale of the Property. The notice shall further inform Borrower of the right to reinstate after acceleration and the right to assert in the foreclosure proceeding the non-existence of a default or 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 this Security Instrument by judicial proceeding. Lender shall be entitled to collect all expenses incurred in pursuing the remedies provided in this paragraph 21, including, but not limited to; seasonable attorneys' fees and costs of title evidence.

ted to seasonable attorneys' fees and costs of title evidence.

22. 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 recordation costs.

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23. Waiver of Homestead. Borrower waives all right of homestead exemption in the Property.

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		of each such rider shall be incorpora	ited into and shall amend and supplement				
		040					
	BY SIGNING BELOW, Borrower accepts and agrees to the common and covenants contained in this Security Instrument and in any rider(s) executed by Borrower and recorded with it. Witnesses:						
	0020	VALERIE KAY RE	MOLDS (Seal) -Borrower				
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	STATE OF ILLINOIS, COOK	County					
	VALERIE KAY REYNOLDS, DIVORCED AND	, a Notary Public in and for sa NOT SINCE REMARRIED, IN	id county and state do hereby certify that SEVERALTY				
	subscribed to the foregoing instrument, appeared befi signed and delivered the said instrument as THEIR Given under my hand and official seal, this	ore me this day in person, and acknow free and voluntary act, for the us	to be the same person(s) whose name(s) wledged that THEY he es and purposes therein set forth. or, 1992				
	My Commission Expires;	Notary Public					
	This Instrument was prepared by: BARB SOUTHW	ORTH Northwest Night	CIAL BEAU"				
	This Instrument was prepared by: BARB SOUTHW 1250 W. 1250 Walatine, -	I.A. Page 6 of 6 CHRISTII	NE CHAN-WABIAK bile, State of Minols Form 3014 9/90				

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THIS PLANNED UNIT DEVELOPMENT RIDER is made this 18th day of December , 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 AMERICAN HOME FINANCE INC. and to aniadonic horasonich make the

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

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The Property includes but is not limited to, a parcel of land improved with a dwelling, together with other such parcels and certain come areas and facilities, as described in the parcels and certain come areas and facilities, as described in the parcels and certain come areas and facilities, as described in the parcels and certain come areas and facilities, as described in the parcels and certain come areas and facilities, as described in the parcels and certain come areas and facilities, as described in the parcels and certain come areas and facilities, as described in the parcels and certain come areas and facilities, as described in the parcels and certain come areas and facilities, as described in the parcels and certain come areas and facilities.

COVENANTS, CONDITIONS AND RESTRICTIONS

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The Property is a part of a planted unit development known as RHEFFIELD TOWNE ASSOCIATION

Mame of Planned Unit Development)

(the "PUD"). The Property also includes Borrower's interest in the homeowners association or equivalent entity owning or managing the common areas at describing of the PUD (the "Owners Association") and the uses, benefits and proceeds of Borrower's interest.

PUD COVENANTS. In addition to the covenants and agreements made in the Security Instrument,

Borrower and Lender further covenant and agree as follows:

A. PUD Obligations. Borrower shall perform all of Borrower's obligations under the PUD's Constituent Documents. The "Constituent Documents" are the (i) Demention; (ii) articles of incorporation, trust instrument or any equivalent document which creates the Owners Association, and (iii) any by-laws or other rules or regulations of the Owners Association. Borrower shall promptly pay, when due all dues and assessments imposed pursuant to the Constituent Documents.

B. Hazard Insurance. So long as the Owners Association mair tains, with a generally accepted insurance carrier, a "master" or "blanket" policy insuring the Property which is saving to Lender and which provides insurance coverage in the amounts, for the periods, and against the hazards Lorder requires, including fire and hazards included within the term "extended coverage," then:

(i) Lender waives the provision in Uniform Covenant 2 for the monthly payment to Lender of the yearly premium installments for hazard insurance 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 A sociation policy.

Borrower shall give Lender prompt notice of any tapse in required hazard insurance coverage provided by the

master or blanket policy.

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

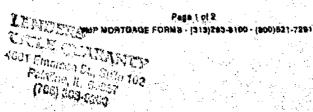
C. Public Liability Insurance. Borrower shall take such actions as may be reasonable to insure that the Owners Association maintains a public liability insurance policy acceptable in form, amount, and extent of

coverage to Lender.

MULTISTATE PUD RIDER - Single Family - Fannie Mae/Freddle Mae UNIFORM INSTRUMENT

Form 3150 9/90





D. Condemnation. The proceeds of any award or claim for damages, direct or consequential, payable to Borrower in connection with any condemnation or other taking of all or any part of the Property or the common areas and facilities of the PUD, 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 10.

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- 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 PUD, 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 Lander:
- (iii) e-mination of professional management and assumption of self-management of the Owners Association: or
- (iv) any source which would have the effect of rendering the public liability insurance coverage maintained by the Owners Assocration unacceptable to Lender.
- F. Remedies. If Portower does not pay PUD dues and assessments when due, then Lender may pay them. Any amounts disbursed by Lewier under this paragraph F shall become additional debt of Borrower secured 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 PUD Rider.

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BALLOON RIDER

(CONDITIONAL RIGHT TO REFINANCE)

THIS BALLOON RIDER is made this 16th day of December is incorporated into and shall be deemed to amend and supplement the Mortgage, Deed of Trust or Deed to Secure Debt (the "Security Instrument") of the same date given by the undersigned (the "Borrower") to secure the Borrower's Note to

AMERICAN HOME FINANCE, INC.

(the "Lender")

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

2001 OXFORD COURT, SCHAUMBURG, ILLINOIS 60194

[Property Address]
The interest rate stated on the Note is called the "Note Rate." The date of the Note is called the "Note Date." I understand the Lender may transfer the Note, Security Instrument and this Rider. The Lender or anyone who takes the Note, the Security Instrument and this Rider by transfer and who is entitled to receive payments under the Note is called the "Note

ADDITIONAL COVENANTS. In addition to the covenants and agreements in the Security Instrument, Borrower and Lender further covenant and agree as follows (despite anything to the contrary contained in the Security Instrument or the Note):

1. CONDITIONAL PLOYT TO REFINANCE

At the Maturity Date of the Note and Security Instrument (the "Maturity Date"), I will be able to obtain a new loan January 1 ("New Loan") with a new Maturity Date of 23 20 interest rate equal to the "New Note Rate" determined in accordance with Section 3 below if all the conditions provided in Sections 2 and 5 below are met (the "Conditional Refinancing Option"). If those conditions are not met, I understand that the Note Holder is under no obligation to "Tinance or modify the Note, or to extend the Maturity Date, and that I will have to repay the Note from my own resource, or find a lender willing to lend me the money to repay the Note, 2. CONDITIONS TO OPTION

If I want to exercise the Conditiona. Refinancing Option at maturity, certain conditions must be met as of the Maturity Date. These conditions are: (1) I must still be the owner and occupant of the property subject to the Security Instrument (the "Property"); (2) I must be current in my monthly payments and cannot have been more than 30 days late on any of the 12 scheduled monthly payments immediately preceding the Maturity Date; (3) no lien against the Property (except for taxes and special assessments not yet due and payable) other man that of the Security Instrument may exist; (4) the New Note Rate cannot be more than 5 percentage points above the Note Rate; and (5) I must make a written request to the Note Roller as provided in Section 5 below.

3. CALCULATING THE NEW NOTE RATE

The New Note Rate will be a fixed rate of interest wing to the Federal National Mateura Association.

(708) 303-6200

3. CALCULATING THE NEW NOTE RATE

The New Note Rate will be a fixed rate of interest count to the Federal National Mortgage Association's required net yield for 30-year fixed rate mortgages subject to a 60-day man datury delivery commitment, plus one-half of one percentage. Opint (0.5%), rounded to the nearest one-eighth of one percentage point (0.125%) (the "New Note Rate"). The required net yield shall be the applicable net yield in effect on the date and the of day that the Note Holder receives notice of my election to exercise the Conditional Refinancing Option. If this required net yield is not available, the Note Holder will determine the New Note Rate by using comparable information.

4. CALCULATING THE NEW PAYMENT AMOUNT

Provided the New Note Rate as calculated in Section 3 above is not greater than 5 percentage points above the Note Rate and all other conditions required in Section 2 above are satisfied, the Note Holder will determine the amount of the monthly payment that will be sufficient to repay in full (a) the unpaid principal, plus (b) accrued but unpaid interest, plus (c) all other sums I will owe under the Note and Security Instrument on the Maturity Due (assuraing my monthly payments then

all other sums I will owe under the Note and Security Instrument on the Maturity Due (assuming my monthly payments then are current, as required under Section 2 above), over the term of the New Note p' the New Note Rate in equal monthly payments. The result of this calculation will be the amount of my new principal and interest payment every month until the New Note is fully paid.

5. EXERCISING THE CONDITIONAL REFINANCING OPTION

The Note Holder will notify me at least 60 calendar days in advance of the Maturi y D te and advise me of the principal, accrued but unpaid interest, and all other sums I am expected to owe on the Matuney D. and advise me of the principal, accrued but unpaid interest, and all other sums I am expected to owe on the Matuney D. and the Holder also will advise me that I may exercise the Conditional Refinancing Option if the conditions in Section 2 above are met. The Note Holder will provide my payment record information, together with the name, title and address of the person representing the Note Holder that I must notify in order to exercise the Conditional Refinancing Option. If I meet the conditions of Section 2 above, I may exercise the Conditional Refinancing Option by notifying the Note Holder no later than 45 ca endar days prior to the Maturity Date. The Note Holder will calculate the fixed New Note Rate based upon the Federal National Mortgage Association's applicable published required net yield in effect on the date and time of day notification is received by the Note Holder and as calculated in Section 3 above. I will then have 30 calendar days to provide the Note Holder with acceptable proof of my required ownership, occupancy and property lien status. Before the Maturity Date the Note Holder will advise me of the new interest rate (the New Note Rate), new monthly payment amount and a date, time and place at which I must appear to sign any documents required to complete the required refinancing. I understand the Note Holder will charge me reasonable fees and the costs associated with exercising the refinance option.

	BY SIG	GNING BELO)W, Borrower	accepts and agrees	io the term:	s and covenants	contained in t	his Balloon R	ider.
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	VALERI	E KAY REÝ	NOLDS	-Borrower (Seal)					-Borrower
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PARCEL I:

UNIT 4, AREA 5, LOT 1, IN SHEFFIELD TOWNSHIP, UNIT 4 BEING A SUBDIVISION OF PARTS OF THE EAST HALF (1/2) OF THE MORTHEAST QUARTER (1/4) OF SECTION 18, AND THE WEST HALF (1/2) OF THE NORTHWEST QUARTER (1/4) OF SECTION 17, TOWNSHIP 41 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 4, 1971, AS DOCUMENT NUMBER 21699881, ALL IN COOK COUNTY, ILLINOIS.

PARCEL II:

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AS DEFINED IN ...
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RND OF SCHEDULE C. EASEMENT APPURTENANT TO THE ABOVE DESCRIBED REAL ESTATE FOR INGRESS AND EGRESS AS DEFINED IN DECLARATION RECORDED AS DOCUMENT NUMBER 21298600, IN COOK COUNTY, ILLINOIS.

4861 Emerson St., Suite 162 Palaline, IL 60067 (708) 303-6200

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