

# UNOFFICIAL COPY

FML FML92000012LOAN NO. 6800065160

## BI-WEEKLY LOAN MODIFICATION AGREEMENT

**92158316**MORTGAGORS: STANLEY LOUIS KAWCZYNSKI AND LYNN MARIE KAWCZYNSKI; HIS WIFEMORTGAGEE: Financial Federal Trust and Savings Bank f/k/a  
Financial Federal Savings BankPROPERTY ADDRESS: 16206 S. 76TH AVENUE TINLEY PARK ILLINOIS 60477LEGAL DESCRIPTION:

LOT 33/ IN ORMENTOWNE ESTATES UNIT #3 BEING A SUBDIVISION OF PART OF THE EAST HALF OF THE NORTHWEST QUARTER OF SECTION 24, TOWNSHIP 36 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.\*\*\*\*\*

DEPT-01 RECORDING \$23.50  
 T#1111 TRAN 2464 03/11/92 14:03:00  
 #6259 4 A \* -92-158316  
 COOK COUNTY RECORDER

**92158316**

PIN:27-24-108-001-0000

Permanent Property Tax Number: 27-24-108-001-0000

ORIGINAL MORTGAGE AND NOTE DATE:

03/02/92

REMAINING MORTGAGE AMOUNT:ORIGINAL MORTGAGE AMOUNT:

75,500.00

ORIGINAL INTEREST RATE:

8.815

MONTHLY PRINCIPAL AND INTEREST PAYMENT:

\$ 597.47 payable on the first day of each month and due on or before the 15th day of each month.

MONTHLY ESCROW PAYMENT:

\$ 154.57 payable on the first day of each month and due on or before the 15th day of each month.

FIRST PAYMENT DATE:

05/01/92

**92158316**MORTGAGE TERM:

360 Months

For value received, the terms and conditions of the original Note and original Mortgage dated 3/2/92 and recorded on \_\_\_\_\_ as document No. \* described above are hereby modified as follows:\* **92158315**

- All installments due under the Mortgage or Note shall be paid on a bi-weekly basis every fourteen (14) calendar days. The amount of each bi-weekly payment due every fourteen (14) days is as follows:

Principal and Interest:

\$ 292.01

Escrow:

\$ 71.33

Total Bi-weekly Payment:

\$ 363.34

- The interest rate is reduced by .250 to 8.565 %.

DATE OF FIRST BI-WEEKLY PAYMENT IS 04/20/92

23.50

SLK

LMK

LMK

UNOFFICIAL COPY

- 3. A late charge of 5% of the bi-weekly principal and interest payment due shall be assessed if the payment is not made on the date scheduled.

In the event that a bi-weekly payment date falls on a day where the Bank is closed for business, the parties agree that one (1) grace day is permitted so that no late charges will be assessed by virtue of the bank holiday.

- 4. The escrow payment due on each bi-weekly payment due date is 1/26th of the yearly taxes and assessments, and ground rents on the property, if any, plus 1/26th of the yearly premium installments for hazard insurance, if any, plus 1/26th of the yearly installments for mortgage insurance, if any, all as reasonably estimated initially and from time to time by the Lender on the basis of assessments and bills and reasonable estimates thereof.
- 5. In consideration of the Lender's scheduling repayment on a bi-weekly basis (every 14 calendar days), the Mortgagor(s) agree to pay each bi-weekly payment by Automatic Payment System from a Financial Federal Trust and Savings Bank checking account. If the Mortgagor(s) fail to pay a bi-weekly payment by electronic funds transfer on the date due, the Lender has the right to convert the payment schedule to a monthly basis and increase the interest rate by .125 % to 8.690 %.

In all other respects, the terms and conditions of the original Note and Mortgage shall remain in full force and effect and the Mortgagors promise to pay said indebtedness as herein stated and to perform all obligations under said Mortgage and Note and this Agreement.

Dated this 02 day of March, 1992.

92158316

FINANCIAL FEDERAL TRUST  
 AND SAVINGS BANK:

BY: Margaret C. Meyer  
 Vice President

Stanley Louis Kawczynski  
 STANLEY LOUIS KAWCZYNSKI

ATTEST:  
Richard Baehler  
 Asst Vice President

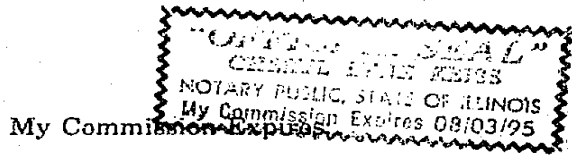
Lynn Marie Kawczynski  
 LYNN MARIE KAWCZYNSKI

STATE OF ILLINOIS           )  
   )   SS.  
 COUNTY OF COOK            )

I, Cheryl Lynn Keiss, a Notary Public in and for said county and state do hereby certify that STANLEY LOUIS KAWCZYNSKI AND LYNN MARIE KAWCZYNSKI HIS WIFE

personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 02 day of March, 19 92.



Cheryl Lynn Keiss  
 Notary Public

Property of Cook County Office