



UNOFFICIAL COPY Release of Mortgage

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FOR THE PROTECTION OF THE OWNER, THIS RELEASE SHALL BE FILED WITH THE RECORDER OR THE REGISTRAR OF TITLES IN WHOSE OFFICE THE MORTGAGE OR DEED OF TRUST WAS FILED.

DEPT. OF RECORDS & CLERK'S OFFICE
10/19/93 11:04 AM 08/04/93 10:52:00
08/17/93 11:04 AM 08/04/93 10:52:00
COOK COUNTY RECORDER

Above Space For Recorder's Use Only

93608027

NBD BANK SUCCESSOR BY MERGER TO COUNTRYSIDE BANK

(Name of Bank)

a state banking association ("Mortgagee")
(national/state) (association/corporation)

whose address is 55 East Euclid Avenue, Mount Prospect, IL 60056

certifies that the Mortgage executed by Harry F. Dubbs and Janice M. Dubbs, his wife

("Mortgagor")

whose address is _____

to Mortgagee, dated April 12, 19 91 and recorded on April 18, 19 91

in Book _____ Page _____ as document No. 91-178254, Cook County Records, is satisfied

and released. [If the following is left blank, then it is not applicable.]: The Assignment of Real Estate Leases and Rentals executed

by the Mortgagor, dated _____, 19 _____ and recorded on _____, 19 _____,

in Book _____, Page _____, as document No. _____ County Records,

and the Subordination of Real Estate Lease executed by _____

dated _____, 19 _____ and recorded on _____, 19 _____ in Book _____ Page _____

as document No. _____ County Records is/are also released.

The Mortgage covers real property in the _____ of _____ Cook

County, Illinois, described as: Lot 9 in plat of subdivision of Katchon Subdivision Unit 2, being a Resubdivision of those parts of Lot "K" in Kirchoff Subdivision and Lot 9 of Katchon Subdivision (being also a resubdivision of Lot "K") of the Northwest 1/4 of the Northwest 1/4 and the North 10 chains of the Southwest 1/4 of the Northwest 1/4 of Section 11, Township 41 North, Range 11, East of the Third Principal Meridian, recorded as Document Number 90-102937, in Cook County, Illinois.

Executed on July 16, 19 93.

08-11-102-024-

NBD BANK SUCCESSOR BY MERGER TO COUNTRYSIDE BANK

(Name of Bank)

By: Daniel G. Long

Its: Vice President

ACKNOWLEDGEMENT

STATE OF ILLINOIS

93608027

COUNTY OF Cook

2350
19 93 m

The foregoing instrument was acknowledged before me on July 16, 19 93

by Daniel G. Long, a vice president

of NBD BANK SUCCESSOR BY MERGER TO COUNTRYSIDE BANK

(Name of Bank)

a state banking association, on behalf of the association
(national/state) (association/corporation) (association/corporation)

This instrument was prepared by:

John M. Tofano, Assistant Vice President Notary Public, Cook County, Illinois

NBD BANK

55 East Euclid Avenue

Mount Prospect, IL 60056

My Commission expires: 08/17/94

BRIGETTE M. NIRSCH
Notary Public, State of Illinois
My Commission Expires 4-6-96

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93608027



Mail to: Sidney Mathias
1721 Roosevelt Rd.
Broadview, IL 60153

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UNIT 3331 AS DELINEATED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS "PARCEL"): LOTS 1 TO 5, BOTH INCLUSIVE, AND THAT PART OF OUTLOT 1 LYING WEST AND NORTH OF THE FOLLOWING DESCRIBED LINE: BEGINNING AT THE POINT ON THE NORTH LINE OF SAID OUTLOT 1, WHICH POINT IS 322 FEET WESTERLY OF THE NORTHEAST CORNER OF SAID OUTLOT 1, THE SOUTH 0° 17' 49" EAST AT RIGHT ANGLES TO DESCRIBED NORTH LINE OF OUTLOT 1, A DISTANCE OF 128 FEET; THENCE SOUTH 89° 42' 11" WEST AND PARALLEL WITH THE NORTH LINE OF SAID OUTLOT 1, A DISTANCE OF 179.63 FEET; THENCE SOUTH 34° 42' 17" WEST, A DISTANCE OF 170.49 FEET TO A POINT ON THE SOUTHWESTERN LINE OF SAID OUTLOT 1, ALL IN BARRINGTON SQUARE UNIT 3, BEING A SUBDIVISION OF PARTS OF THE NORTHEAST 1/4 OF SECTION 7 AND THE WEST 1/2 OF SECTION 3, TOWNSHIP 41 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP MADE BY K-B BARRINGTON HOMES, INC., A CORPORATION OF ILLINOIS, RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS, COOK COUNTY, ILLINOIS, ON NOVEMBER 26, 1971 AS DOCUMENT NO. 21725050, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE ABOVE DESCRIBED PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY), IN COOK COUNTY, ILLINOIS.

PROPERTY OF COOK COUNTY Clerk's Office
MORTGAGE, INC.
UNITED STATES NATIONAL DOCUMENTATION
1200 WOODBURY PLAZA WEST
801 NICHOLS ET MALL
MINNEAPOLIS, MN 55402-2527

93608039

FA. 934345 ATZ.

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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 seized 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.

1. Payment of Principal, Interest and Late Charge. Borrower shall pay when due the principal of, and interest on, the debt evidenced by the Note and late charges due under the Note.

2. Monthly Payments of Taxes, Insurance and Other Charges. Borrower shall include in each monthly payment, together with the principal and interest as set forth in the Note and any late charges, an installment of any (a) taxes and special assessments levied or to be levied against the Property, (b) leasehold payments or ground rents on the Property, and (c) premiums for insurance required by paragraph 4.

Each monthly installment for items (a), (b), and (c) shall equal one-twelfth of the annual amounts, as reasonably estimated by Lender, plus an amount sufficient to maintain an additional balance of not more than one-sixth of the estimated amounts. The full annual amount for each item shall be accumulated by Lender within a period ending one month before an item would become delinquent. Lender shall hold the amounts collected in trust to pay items (a), (b), and (c) before they become delinquent.

If at any time the total of the payments held by Lender for items (a), (b), and (c), together with the future monthly payments for such items payable to Lender prior to the due dates of such items, exceeds by more than one-sixth the estimated amount of payments required to pay such items when due, and if payments on the Note are current, then Lender shall either refund the excess over one-sixth of the estimated payments or credit the excess over one-sixth of the estimated payments to subsequent payments by Borrower, at the option of Borrower. If the total of the payments made by Borrower for item (a), (b), or (c) is insufficient to pay the item when due, then Borrower shall pay to Lender any amount necessary to make up the deficiency on or before the date the item becomes due.

As used in this Security Instrument, "Secretary" means the Secretary of Housing and Urban Development or his or her designee. In any year in which the Lender must pay a mortgage insurance premium to the Secretary, each monthly payment shall also include either: (i) an installment of the annual mortgage insurance premium to be paid by Lender to the Secretary, or (ii) a monthly charge instead of a mortgage insurance premium if this Security Instrument is held by the Secretary. Each monthly installment of the mortgage insurance premium shall be in an amount sufficient to accumulate the full annual mortgage insurance premium with Lender one month prior to the date the full annual mortgage insurance premium is due to the Secretary, or if this Security Instrument is held by the Secretary, each monthly charge shall be in an amount equal to one-twelfth of one-half percent of the outstanding principal balance due on the Note.

If Borrower tenders to Lender the full payment of all sums secured by this Security Instrument, Borrower's account shall be credited with the balance remaining for all installments for items (a), (b), and (c) and any mortgage insurance premium installment that Lender has not become obligated to pay to the Secretary, and Lender shall promptly refund any excess funds to Borrower. Immediately prior to a foreclosure sale of the Property or its acquisition by Lender, Borrower's account shall be credited with any balance remaining for all installments for items (a), (b), and (c).

3. Application of Payments. All payments under paragraphs 1 and 2 shall be applied by Lender as follows:

First, to the mortgage insurance premium to be paid by Lender to the Secretary or to the monthly charge by the Secretary instead of the monthly mortgage insurance premium;

Second, to any taxes, special assessments, leasehold payments or ground rents, and fire, flood and other hazard insurance premiums, as required;

Third, to interest due under the Note;

Fourth, to amortization of the principal of the Note;

Fifth, to late charges due under the Note.

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4. Fire, Flood and Other Hazard Insurance. Borrower shall insure all improvements on the Property, whether now in existence or subsequently erected, against any hazards, casualties, and contingencies, including fire, for which Lender requires insurance. This insurance shall be maintained in the amounts and for the periods that Lender requires. Borrower shall also insure all improvements on the Property, whether now in existence or subsequently erected, against loss by floods to the extent required by the Secretary. All insurance shall be carried with companies approved by Lender. The insurance policies and any renewals shall be held by Lender and shall include loss payable clauses in favor of, and in a form acceptable to, Lender.

In the event of loss, Borrower shall give Lender immediate notice by mail. Lender may make proof of loss if not made promptly by Borrower. Each insurance company concerned is hereby authorized and directed to make payment for such loss directly to Lender, instead of to Borrower and to Lender jointly. All or any part of the insurance proceeds may be applied by Lender, at its option, either (a) to the reduction of the indebtedness under the Note and this Security Instrument, first to any delinquent amounts applied in the order in paragraph 3, and then to prepayment of principal, or (b) to the restoration or repair of the damaged Property. Any application of the proceeds to the principal shall not extend or postpone the due date of the monthly payments which are referred to in paragraph 2, or change the amount of such payments. Any excess insurance proceeds over an amount required to pay all outstanding indebtedness under the Note and this Security Instrument shall be paid to the entity legally entitled thereto.

In the event of foreclosure of this Security Instrument or other transfer of title to the Property that extinguishes the indebtedness, all right, title and interest of Borrower in and to insurance policies in force shall pass to the purchaser.

5. Occupancy, Preservation, Maintenance and Protection of the Property; Borrower's Loan Application; Leaseholds. Borrower shall occupy, establish, and use the Property as Borrower's principal residence within sixty days after the execution of this Security Instrument and shall continue to occupy the Property as Borrower's principal residence for at least one year after the date of occupancy, unless the Secretary determines this requirement will cause undue hardship for Borrower, or unless extenuating circumstances exist which are beyond Borrower's control. Borrower shall notify Lenders of any extenuating circumstances. Borrower shall not commit waste or destroy, damage or substantially change the Property or allow the Property to deteriorate, reasonable wear and tear excepted. Lender may inspect the Property if the Property is vacant or abandoned or the loan is in default. Lender may take reasonable action to protect and preserve such vacant or abandoned Property. Borrower shall also be in default if Borrower, during the loan application process, gave materially false or inaccurate information or statements to Lender (or failed to provide Lender with any material information) in connection with the loan evidenced by the Note, including, but not limited to, representations concerning Borrower's occupancy of the Property as a principal residence. If this Security Instrument is on a leasehold, Borrower shall comply with the provisions of the lease. If Borrower acquires fee title to the Property, the leasehold and fee title shall not be merged unless Lender agrees to the merger in writing.

6. Charges to Borrower and Protection of Lender's Rights in the Property. Borrower shall pay all governmental or municipal charges, fines and impositions that are not included in paragraph 2. Borrower shall pay these obligations on time directly to the entity which is owed the payment. If failure to pay would adversely affect Lender's interest in the Property, upon Lender's request Borrower shall promptly furnish to Lender receipts evidencing these payments.

If Borrower fails to make these payments or the payments required by paragraph 2, or fails to perform any other 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 bankruptcy, for condemnation or to enforce laws or regulations), then Lender may do and pay whatever is necessary to protect the value of the Property and Lender's rights in the Property, including payment of taxes, hazard insurance and other items mentioned in paragraph 2.

Any amounts disbursed by Lender under this paragraph shall become an additional debt of Borrower and be secured by this Security Instrument. These amounts shall bear interest from the date of disbursement, at the Note rate, and at the option of Lender, shall be immediately due and payable.

7. 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 place of condemnation, are hereby assigned and shall be paid to Lender to the extent of the full amount of the indebtedness that remains unpaid under the Note and this Security Instrument. Lender shall apply such proceeds to the reduction of the indebtedness under the Note and this Security Instrument, first to any delinquent amounts applied in the order provided in paragraph 3, and then to prepayment of principal. Any application of the proceeds to the principal shall not extend or postpone the due date of the monthly payments, which are

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referred to in paragraph 2, or change the amount of such payments. Any excess proceeds over an amount required to pay all outstanding indebtedness under the Note and this Security Instrument shall be paid to the entity legally entitled thereto.

8. Fees. Lender may collect fees and charges authorized by the Secretary.

9. Grounds for Acceleration of Debt.

(a) Default. Lender may, except as limited by regulations issued by the Secretary in the case of payment defaults, require immediate payment in full of all sums secured by this Security Instrument if:

- (i) Borrower defaults by failing to pay in full any monthly payment required by this Security Instrument prior to or on the due date of the next monthly payment, or
- (ii) Borrower defaults by failing, for a period of thirty days, to perform any other obligations contained in this Security Instrument.

(b) Sale Without Credit Approval. Lender shall, if permitted by applicable law and with the prior approval of the Secretary, require immediate payment in full of all sums secured by this Security Instrument if:

- (i) All or part of the Property, or a beneficial interest in a trust owning all or part of the Property, is sold or otherwise transferred (other than by devise or descent) by the Borrower, and
- (ii) The Property is not occupied by the purchaser or grantee as his or her principal residence, or the purchaser or grantee does so occupy the Property but his or her credit has not been approved in accordance with the requirements of the Secretary.

(c) No Waiver. If circumstances occur that would permit Lender to require immediate payment in full, but Lender does not require such payments, Lender does not waive its rights with respect to subsequent events.

(d) Regulations of HUD Secretary. In many circumstances regulations issued by the Secretary will limit Lender's rights in the case of payment defaults to require immediate payment in full and foreclose if not paid. This Security Instrument does not authorize acceleration or foreclosure if not permitted by regulations of the Secretary.

(e) Mortgage Not Insured. Borrower agrees that should this Security Instrument and the Note secured thereby not be eligible for insurance under the National Housing Act within 60 days from the date hereof, Lender may, at its option and notwithstanding anything in paragraph 9, require immediate payment in full of all sums secured by this Security Instrument. A written statement of any authorized agent of the Secretary dated subsequent to 60 days from the date hereof, declining to insure this Security Instrument and the Note secured thereby, shall be deemed conclusive proof of such ineligibility. Notwithstanding the foregoing, this option may not be exercised by Lender when the unavailability of insurance is solely due to Lender's failure to remit a mortgage insurance premium to the Secretary.

10. Reinstatement. Borrower has a right to be reinstated if Lender has required immediate payment in full because of Borrower's failure to pay an amount due under the Note or this Security Instrument. This right applies even after foreclosure proceedings are instituted. To reinstate the Security Instrument, Borrower shall tender in a lump sum all amounts required to bring Borrower's account current including, to the extent they are obligations of Borrower under this Security Instrument, foreclosure costs and reasonable and customary attorneys' fees and expenses properly associated with the foreclosure proceeding. Upon reinstatement by Borrower, this Security Instrument and the obligations that it secures shall remain in effect as if Lender had not required immediate payment in full. However, Lender is not required to permit reinstatement if: (i) Lender has accepted reinstatement after the commencement of foreclosure proceedings within two years immediately preceding the commencement of a current foreclosure proceeding, (ii) reinstatement will preclude foreclosure on different grounds in the future, or (iii) reinstatement will adversely affect the priority of the lien created by this Security Instrument.

11. Borrower Not Released; Forbearance By Lender Not a Waiver. Extension of the time of payment or modification or 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 successor 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 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 exercise of any right or remedy.

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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 9.b. Borrower's covenants and agreements shall be joint and several. Any Borrower who co-signs this Security Instrument but does not execute the Note: (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 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.

13. 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 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.

14. 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.

15. Borrower's Copy. Borrower shall be given one conformed copy of this Security Instrument.

16. Assignment of Rents. Borrower unconditionally assigns and transfers to Lender all the rents and revenues of the Property. Borrower authorizes Lender or Lender's agents to collect the rents and revenues and hereby directs each tenant of the Property to pay the rents to Lender or Lender's agents. However, prior to Lender's notice to Borrower of Borrower's breach of any covenant or agreement in the Security Instrument, Borrower shall collect and receive all rents and revenues of the Property as trustee for the benefit of Lender and Borrower. This assignment of rents constitutes an absolute assignment and not an assignment for additional security only.

If Lender gives notice of breach to Borrower: (a) all rents received by Borrower shall be held by Borrower as trustee for benefit of Lender only, to be applied to the sums secured by the Security Instrument; (b) Lender shall be entitled to collect and receive all of the rents of the Property; and (c) each tenant of the Property shall pay all rents due and unpaid to Lender or Lender's agent on Lender's written demand to the tenant.

Borrower has not executed any prior assignment of the rents and has not and will not perform any act that would prevent Lender from exercising its rights under this paragraph 16.

Lender shall not be required to enter upon, take control of or maintain the Property before or after giving notice of breach to Borrower. However, Lender or a judicially appointed receiver may do so at any time there is a breach. Any application of rents shall not cure or waive any default or invalidate any other right or remedy of Lender. This assignment of rents of the Property shall terminate when the debt secured by the Security Instrument is paid in full.

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

17. Foreclosure Procedure. If Lender requires immediate payment in full under paragraph 9, Lender 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 17, including, but not limited to, reasonable attorneys' fees and costs of title evidence.

18. 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.

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

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20. Riders to this Security Instrument. If one or more riders are executed by Borrower and recorded together with this Security Instrument, the covenants of each such rider shall be incorporated into and shall amend and supplement the covenants and agreements of this Security Instrument as if the rider(s) were a part of this Security Instrument.

[Check applicable box(es)]

Condominium Rider
Planned Unit Development Rider

Graduated Payment Rider
Growing Equity Rider

Other [Specify]

BY SIGNING BELOW, Borrower accepts and agrees to the terms contained in this Security Instrument and in any rider(s) executed by Borrower and recorded with it.

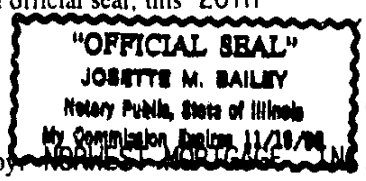
Witnesses:

Witness signatures: ERIC LEADY, LISA A. LEADY, and an empty line for a third witness.

STATE OF ILLINOIS, COOK County ss: I, the undersigned, a Notary Public in and for said county and state do hereby certify that ERIC LEADY AND LISA A. LEADY, HUSBAND AND WIFE

personally known to me to be the same person(s) whose name(s) 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 26TH day of JULY 1993

My Commission Expires:



Notary Public signature: Josselyn M. Bailey

This Instrument was prepared by Northwest Medical

93608035

MAIL TO:

NORTHWEST MORTGAGE, INC.
COMMERCIAL SERVICES/LOAN DOCUMENTATION
1700 WEST PLAZA WEST
801 COLLETT MALL
MINNEAPOLIS, MN 55402-2527

FHA Case No.
131-7198689 734

CONDOMINIUM RIDER

THIS CONDOMINIUM RIDER is made this 26TH day of JULY, 1993, and is incorporated into and shall be deemed to amend and supplement the Mortgage, Deed of Trust or Security Deed ("Security Instrument") of the same date given by the undersigned ("Borrower") to secure Borrower's Note to NORTHWEST MORTGAGE, INC.

("Lender") of the same date and covering the Property described in the Security Instrument and located at: 1822 STOCKTON DRIVE, HOFFMAN ESTATES, IL 60195

(Property Address)

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

(Name of Condominium Project)

("Condominium Project"). If the owners association or other entity which acts for the Condominium Project ("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.

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

- A. So long as the Owners Association maintains, with a generally accepted insurance carrier, a "master" or "blanket" policy insuring all property subject to the condominium documents, including all improvements now existing or hereafter erected on the Property, and such policy is satisfactory to Lender and provides insurance coverage in the amounts, for the periods, and against the hazards Lender requires, including fire and other hazards included within the term "extended coverage," and loss by flood, to the extent required by the Secretary, then: (i) Lender waives the provision in Paragraph 2 of this Security Instrument for the monthly payment to Lender of one twelfth of the yearly premium installments for hazard insurance on the Property, and (ii) Borrower's obligation under Paragraph 4 of this Security Instrument 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 and of any loss occurring from a hazard. 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 condominium unit or to the common elements, any proceeds payable to Borrower are hereby assigned and shall be paid to Lender for application to the sums secured by this Security Instrument, with any excess paid to the entity legally entitled thereto.
- B. Borrower promises to pay Borrower's allocated share of the common expenses or assessments and charges imposed by the Owners Association, as provided in the condominium documents.

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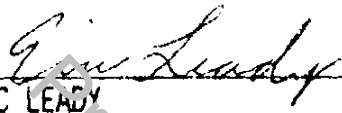
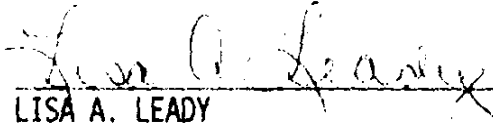
Initials: *[Handwritten initials]*

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C. If Borrower does not pay condominium dues and assessments when due, then Lender may pay them. Any amounts disbursed by Lender under this paragraph C 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 Condominium Rider.

 _____ ERIC LEADY (Seal) -Borrower	 _____ LISA A. LEADY (Seal) -Borrower
_____ (Seal) -Borrower	_____ (Seal) -Borrower

[Space Below This Line Reserved for Acknowledgment]

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ANY ALTERATION OR MODIFICATION OF THIS DOCUMENT OF ANY KIND RENDERS THIS DOCUMENT VOID

SUBORDINATION AGREEMENT

93608039

ATITLE COMPANY
377 E. Butterfield Rd., Suite 100
Lombard, Illinois 60148

This Agreement, is made this 22ND day of JULY, 1993
between ERIC LEADY and LISA A. LEADY,
HUSBAND AND WIFE referred to as "Owners" located at
1822 STOCKTON, HOFFMAN ESTSTAES, ILLINOIS 60195
and CITIBANK, FEDERAL SAVINGS BANK, Chicago, Illinois, hereinafter
referred to as "Mortgagee".

WITNESSETH

93608039

WHEREAS, the Owners are indebted to Mortgagee in the principal amount of FIVE THOUSAND SIX HUNDRED DOLLARS AND 00/100 Dollars (\$5,600.00), which indebtedness is secured by a certain Mortgage made by Owners to Mortgagee dated DECEMBER 29, 1992, and recorded on JANUARY 19, 1993 in the Office of the Recorder of COOK County, Illinois as Document No. 93041874 and covering the following real property described as follows:

4. The land referred to in this Commitment is described as follows:
UNIT 3331 AS DELINEATED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS "PARCEL"): LOTS 1 TO 5, BOTH INCLUSIVE, AND THAT PART OF OUTLOT 1 LYING WEST AND NORTH OF THE FOLLOWING DESCRIBED LINE: BEGINNING AT THE POINT ON THE NORTH LINE OF SAID OUTLOT 1, WHICH POINT IS 322 FEET WESTERLY OF THE NORTHEAST CORNER OF SAID OUTLOT 1, THE SOUTH 0° 17' 49" EAST AT RIGHT ANGLES TO DESCRIBED NORTH LINE OF OUTLOT 1, A DISTANCE OF 128 FEET; THENCE SOUTH 89° 42' 11" WEST AND PARALLEL WITH THE NORTH LINE OF SAID OUTLOT 1, A DISTANCE OF 179.63 FEET; THENCE SOUTH 34° 42' 17" WEST, A DISTANCE OF 170.49 FEET TO A POINT ON THE SOUTHWESTERLY LINE OF SAID OUTLOT 1, ALL IN BARRINGTON SQUARE UNIT 3, BEING A SUBDIVISION OF PARTS OF THE NORTHEAST 1/4 OF SECTION 7 AND THE WEST 1/2 OF SECTION 8, TOWNSHIP 41 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP MADE BY K-B BARRINGTON HOMES, INC., A CORPORATION OF ILLINOIS, RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS, COOK COUNTY, ILLINOIS, ON NOVEMBER 26, 1971 AS DOCUMENT NO. 21725050, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE ABOVE DESCRIBED PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY), IN COOK COUNTY, ILLINOIS.

93608039

AND WHEREAS, Owners have borrowed the sum of SIXTY TWO THOUSAND FIVE HUNDRED TWENTY FIVE DOLLARS AND 00/100 Dollars (\$62,525.00) from NORWEST MORTGAGE, INC., ITS SUCCESSORS AND /OR ASSIGNS located at DES MOINES SAVINGS AND LOAN CENTER P.O. BOX 9202, DES MOINES, IA secured by a Mortgage/Trust Deed on the real property described above, which 50309-9209 Mortgage/Trust Deed is dated 7-26-93 and recorded on August 4, 1993, in the Office of the Recorder of Cook County, Illinois as Document No. 93608038.

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Property of Cook County Clerk's Office

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AND WHEREAS, owners have borrowed the sum of SIXTY TWO THOUSAND FIVE HUNDRED TWENTY FIVE DOLLARS AND 00/100 DOLLARS (\$62,525.00) from _____ NORWEST MORTGAGE, INC., ITS SUCCESSORS AND/OR ASSIGNS located at _____ DES MOINES SAVINGS AND LOAN CENTER P.O. BOX 9202, DES MOINES, IA 50309-9209 Mortgage/Trust Deed on the real property described above, which _____ and recorded on _____ Mortgage/Trust Deed is dated 7-26-73 _____ in the Office of the Recorder of Cook County, Illinois as Document No. 93608038

Commonly known as: 1822 STOCKTON, HOFFMAN ESTATES, ILL. 60195
 Permanent Tax I.D. No.: 07-08-102-023-1129

Property of Cook County Clerk's Office

SEE ATTACHED RIDER:
 ANY ALTERATION OR MODIFICATION
 OF THIS DOCUMENT OF ANY KIND
 RENDERS THIS DOCUMENT VOID

ANY ALTERATION OR MODIFICATION
 OF THIS DOCUMENT OF ANY KIND

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AND WHEREAS, to induce NORWEST MORTGAGE, INC., ITS
SUCCESSORS AND /OR ASSIGNS to
make this loan, it is necessary that the Mortgage held by Mortgagee be
subordinated to the lien of the Mortgage to NORWEST MORTGAGE, INC.,
ITS SUCCESSORS AND /OR ASSIGNS as described above.

NOW, THEREFORE, in consideration of the above terms and
provisions, the parties agree as follows:

1. Mortgagee hereby consents and agrees with Owners that the
Mortgage held by Citibank is and shall continue to be subject
and subordinate to the lien of the Mortgage/Trust Deed made to
NORWEST MORTGAGE, INC., ITS SUCCESSORS AND /OR ASSIGNS,
in the Office of the Recorder of _____ County, Illinois
as Document No. _____.
2. For the sum of one hundred and no/100 dollars (\$100.00) and
other good and valuable consideration, receipt of which is
hereby acknowledged, Mortgagee agrees to subordinate the
Mortgage held by it to the Mortgage made to NORWEST MORTGAGE, INC.,
ITS SUCCESSORS AND /OR ASSIGNS.
3. This Agreement shall be binding upon and inure to the benefit
of the parties respective successors and assigns.

IN WITNESS WHEREOF, the Parties have executed this Agreement as of the
day and year first written above.

OWNERS:

Eric Leady

ERIC LEADY

Lisa A. Leady

LISA A. LEADY

MORTGAGEE:

CITIBANK, FEDERAL SAVINGS BANK

By: [Signature]

Vice President

Attest: [Signature]

Assistant Secretary

(SEAL)

93608039

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