Artn: Post Closing Department

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#### MORTGAGE

THIS MORTGAGE ("Security Instrument") is given on

July 20, 1993 paragraph and a The mortgagon is:

ANTONIO C. OTEMA & CARMEN OTERO, HUSBAND AND WIFE Have the second of the control of the control

("Borrower"). This Security Instrument is given to NOCTHWEST MORTSASE CORP.

which is organized and existing under the laws of THE STATE OF COLINOIS address is 5339-41 W. BELMONT AVE.

CHICAGO, IL 60641

("Leider"). Borrower owes Lender the principal sum of

Seventy-Three Thousand Five Hundred and No/100 -----

บาง (U.S. \$ as : 73,500.00 er aa).

THE RESIDENCE PROPERTY OF THE SECTION OF THE SECTIO AT UNITED BY THE PROPERTY OF THE

This debt is evidenced by Borrower's note dated the same date as this Security Instructor ("Note"), which provides for monthly August 1, 1998 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 sums, with interest, advanced under paintraph 7 to protect the security of this Security Instrument; and (c) the performance of Borrower's covenants and agreements under this Security Instrument and the Note. For this purpose, Borrower does hereby mortgage, grant and convey to Lender the following discreed property located in County, Illinois:

P.I.N.: 19-26-213-014

LOT 27 IN BLOCK & IN FRANK A. MULHOLLAND'S MARLAWN, BEING A SUBDIVISION OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 26, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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Illinois

which has the address of 7241 SOUTH CHRISTIANA AVE. 60629 ("Property Address"); Associated on the grown of the [Street, City], t they that the light in healthifte

[Zip Code] ILLINOIS - Single Family - Fannie Mae/Freddie Mac UNIFORM INSTRUMENT

Page t of \$ 27 19 - 20 an Amended 5/91

49106) (11) PS- (112)

VMP MORTGAGE FORMS - (313)293-8100 - (800)521-7291

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(gole) (JI)HB- 0354

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of the actions set forth above within 10 days of the giving of notice.

Security Instrument, Lender may give Borrower a notice identifying the lien. Borrower shall satisfy the lien or take one or more this Security Instrument. If Lender determines that any part of the Property is subject to a lien which may attain priority over this enforcement of the lien; or (c) secures from the holder of the lien an agreement satisfactory to Lender subordinating the lien to by, or defends against enforcement of the lien in, legal proceedings which in the Lender's opinion operate to prevent the writing to the payment of the obligation secured by the lien in a manner acceptable to Lender; (b) contests in good faith the lien Borrower shall promptly discharge any lien which has priority over this Security Instrument unless Borrower: (a) agrees in

Borrower makes these payments directly, Borrower shall promptly furnish to Lender receipts ovidencing the payments. person owed payment. Borrower shall promptly furnish to Londer all notices of amounts to be paid under this paragraph, If 🖎 obligations in the manner provided in paragraph 2, or if not paid in that manner, Borrower shall pay them on time directly to the which may attain priority over this Security Instrument, and leasthold payments or ground rents, if any. Borrower shall pay these

4. Charges; Liens. Borrower shall pay all taxes, assessments, charges, fines and impositions attributable to the Property

third, to interest due; fourth, to principal due; and last, to any late charges due under the Note. I and 2 shall be applied: first, to any prepayment charges due under the Note; second, to amounts paycole under paragraph 2;

3. Application of Payments. Unless applicable law provides otherwise, all payments received by Lender under paragraphs Security Instrument.

Property, shall apply any Punds hold by Lender at the time of acquisition or sale as a credit tennal the sums secured by this held by Lender, If, under paragraph 21, Lender shall acquire or sell the Property, Lender, Fries to the acquisition or sale of the

Upon payment in full of all sums secured by this Security Instrument, Lender shall proluptly refund to Borrower any Funds

monthly payments, at Lender's sole discretion.

to Lender the amount necessary to make up the deficiency. Borrower shall make up the deficiency in no more than twelve not sufficient to pay the Eacrow Items when due, Lender may so notify Borrd ver in writing, and, in such case Borrower shall pay the excess Funds in accordance with the requirements of applicable law. If the emount of the Funds held by Lender at any time is

If the Funds held by Lender exceed the amounts permitted to be held by applicable law, Lender shall account to Borrower for made. The Funds are pledged as additional security for all sums secured by this Security Instrument.

annual accounting of the Funds, showing credits and debits to the Funds and the purpose for which each debit to the Funds was Lender may agree in writing, however, that interest shall be paid on the Funds. Lender shall give to Borrower, without charge, an requires interest to be paid, Lender shall not be required to pay Borrower any interest or earnings on the Funds, Borrower and Lender in connection with this loan, unless applicable an provides otherwise. Unless an agreement is made or applicable law However, Lender may require Borrower to pay a constinc charge for an independent real estate tax reporting service used by the Escrow Items, unless Lender pays Borrower infract on the Funds and applicable law permits Lender to make such a charge. Items. Lender may not charge Borrower for he ding and applying the Funds, annually analyzing the escrow account, or verifying Lender, if Lender is such an institution) of in any Federal Home Loan Bank. Lender shall apply the Funds to pay the Facrow

The Funds shall be held in an institution whose deposits are insured by a federal agency, instrumentality, or entity (including otherwise in accordance with applicable law.

estimate the amount of Funds due on the basis of current data and reasonable estimates of expenditures of future Escrow Items or amount. If so, Lender may, at my time, collect and hold Funds in an amount not to exceed the lesser amount. Lender may amended from time to til ic, 12 U.S.C. Section 2601 et seq. ("RESPA"), unless another law that applies to the Funds sets a lesser mortgage loan may receive for Borrower's escrow account under the federal Real Estate Settlement Procedures Act of 1974 as Lender may, at any tring collect and hold Funds in an amount not to exceed the maximum amount a lender for a federally related provisions of purgraph 8, in lieu of the payment of mortgage insurance premiums. These items are called "Eacrow Items." any; (c) yearly and figage insurance premiums, if any; and (f) any sums payable by Borrower to Lender, in accordance with the or ground rents on the Property, if any; (c) yearly hazard or property insurance premiums; (d) yearly flood insurance premiums, if and assessments which may attain priority over this Security instrument as a tien on the Property; (b) yearly leasehold payments 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

2. Funds for Taxes and Insurance. Subject to applicable law or to a written waiver by Lender, Borrower shall pay to principal of and interest on the debt evidenced by the Note and any prepayment and late charges due under the Note.

1. Payment of Principal and Interest; Prepayment and Late Charges. Borrower shall prompily pay when due the NAIFORM COVENANTS. Borrower and Lender covenant and agree as follows:

variations by jurisdiction to constitute a uniform security instrument covering real property.

THIS SECURITY INSTRUMENT combines uniform covenants for national use and non-uniform covenants with limited will defend generally the title to the Property against all claims and demands, subject to any encumbrances of record.

grant and convey the Property and that the Property is unencumbered, except for encumbrances of record. Borrower warrants and BORROWER COVENANTS that Borrower is lawfully seised of the estate hereby conveyed and has the right to mortgage, All of the foregoing is referred to in this Security Instrument as the "Property."

fixtures now or hereafter a part of the property. All replacements and additions shall also be covered by this Security Instrument. TOGETHER WITH all the improvements now or hereafter erected on the property, and all easements, appurenances, and

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5. Hazard or Property Insurance. Borrower 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 any other hazards, including fixeds or flooding, for which Lender requires insurance. This insurance shall be maintained in the amounts and for the periods that Londer 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, Londor 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 to Borrower. If Borrower abandons the Property, or does 7.11 inswer within 30 days a notice from Lender that the insurance carrier has offered to settle a claim, then Lender may collect the insurance proceeds. Lender may use the proceeds to repair or restore the Property or to pay sums secured by this Security Instrum in whether or not then due. The 30-day period will begin when the notice is given.

Unless Leader and Bo, corver otherwise agree in writing, any application of proceeds to principal shall not extend or postpune 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 Leruer, Borrower's right to any insurance policies and proceeds resulting from damage to the Property prior to the acquisition shall pass to Lender to the extent of the sums secured by this Security Instrument immediately

prior to the acquisition.

6. Occupancy, Preservation, Maintengace and Protection of the Property; Borrower's Loan Application; Leaseholds. Borrower shall occupy, establish, and use the Froperty as Borrower's principal residence within sixty days after the execution of this Security Instrument and shall continue to occur y the Property as Borrower's principal residence for at least one year after the date of occupancy, unless Lender otherwise agrees in writing, which consent shall not be unreasonably withheld, or unless extenuating circumstances exist which are beyond Borrov c's 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 forfeiture action or proceeding, whether civil or criminal, is begun that in Lender's good faith judgment could result in forfeiture of the Property or otherwise materially impair the lien created by this Security Institution of Lender's security interest. Borrower may cure such a default and reinstate, as provided in paragraph 18, by causing the exact or proceeding to be dismissed with a ruling that, in Lender's good faith determination, precludes forfeiture of the Borrower's interest in the Property or other material impairment of the lien created by this Security Instrument or Lender's security interest. 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 all the provisions of the lease. If Borrower acquires fee title to the Proper v the leasehold and the fee title shall The process of the thirty not merge unless Lender agrees to the merger in writing.

7. Protection of Lender's Rights in the Property. If Borrower fails to perform the covenints 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, probate, for condemnation or forfeiture or to enforce laws or regulations), the in aider may do and pay 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 coult, paying reasonable attorneys' fees and entering on the Property to make repairs. Although Lender may take action under this paragraph 7, Lender The state of the appendix the

does not have to do so.

Any amounts disbursed by Lender under this paragraph 7 shall become additional debt of Borrower secured by this 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. We a

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 mortgage insurance in effect. If, for any reason, the mortgage insurance coverage required by Lender lapses or ceases to be in effect, Borrower 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 Leader. 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 . 2006 - 200 pm และสมราชาน ( ค.ศ. ค.ศ. 1964)

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ect without the conflicting provision. To this end the provisions of this Security Instrument and the Note are declared to (alde) with applicable law, such conflict shall not affect other provisions of this Security Instrument of the Note which can be ion in which the Property is located. In the event that any provision or clause of this Security Instrument or the Note Governing Law; Severability. This Security Instrument shall be governed by federal law and the law of the

sont shall be decined to have been given to Borrower or Lender when given as provided in this paragraph. stated herein or any other address Lender designates by notice to Borrower, Any notice provided for in this Security her address Borrower designates by notice to Lender. Any notice to Lender shall be given by first class mail to Lender's at class mail unless upplicable law requires use of another method. The notice shall be directed to the Propeny Address or 4. Notices. Any notice to Borrower provided for in this Security Instrument shall be given by delivering it or by mailing it

owen, if a relund reduces principal, the reduction will be treated as a partial prepayment without any prepayment charge or may choose to make this refund by reducing the principal owed under the Note or by making a direct payment to illed limit; and (b) any sums already collected from Borrower which exceeded permitted limits will be refunded to Borrower. sed the permitted limits, then; (a) any such loan charge shall be reduced by the amount necessary to reduce the charge to the that law is finally interpreted so that the interest or other loan charges collected or to be collected in connection with the loan 13. Loan Charges. If the loan secured by this Security Instrument is subject to a law when selfs maximum loan charges,

ke any accommodations with regard to the terms of this Security Instrument or the Note wine at that Borrower's consent sured by this Security Instrument, and (c) agrees that Lender and any other Borrower may agree to extend, modify, forbear or prower's interest in the Property under the terms of this Security instrument (b) 8 not personally obligated to pay the sums satument but does not execute the Note; (a) is co-signing this Security instantic, and who is and convey that angraph 17, Borrower's covenants and agreements shall be joint and severil. Any Borrower who co-signs this Security ocunty instrument shall bind and benefit the successors and assigns or Lander and Borrower, subject to the provisions of 12. Successors and Assigns Bound; Joint and Several Limbility; Amignera. The covenants and agreements of this

in interest. Any forbestrance by Lender in exercising any right or realedly shall not be a waiver of or preclude the exercise of any the sums secured by this Security Instrument by reason of an demand made by the original Borrower's successors commence proceedings against any successor in interest or refuse to extend time for payment or otherwise modify amortization of not operate to release the liability of the original Born wer or Borrower's successors in interest. Lender shall not be required to of amortzation of the sums secured by this Security Letrument granted by Lender to any successor in interest of Borrower shall 11. Borrower Not Released; Forbearance B. Leader Not a Waiver, Extension of the time for payment or modification

the due date of the monthly payments referred to in paragraphs 1 and 2 or change the amount of such payments Unices Lender and Borrower other its agree in writing, any application of proceeds to principal shall not extend or postpone

is authorized to collect and apply the proceeds, at its option, either to restoration or repair of the Property or to the sums secured award or seule a claim for d'una res, Borrower fuits to respond to Lender within 30 days after the date the notice is given, Lender by this Security Instrument, whether or int then due. If the Property is absoluted by Borrower, or if, after notice by Lender to Borrower that the condemnor offers to make a

Borrower and Lender otherwise agree in writing or unless applicable law otherwise provides, the proceeds shall be applied to the sums seemed by this Security Instrument whether or not the sums are then due. Property immediately before the taking is less than the amount of the sums secured immediately before the taking, unless than the sum secured immediately before the taking, unless than the sum of the sum secured immediately before the taking that the sum of the sum secured immediately before the taking that the sum of the sum of the sum of the taking that the sum of the sum of the taking that the sum of the taking that the sum of the taking the taking that the sum of the taking that the sum of the taking that the taking the taking that the taking that the taking that the taking the taking that the taking the ta 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 tire sums secured immediately before the taking, divided by (b) the fair market value of the Property immediately before Security instrument shall be reduced by the amount of the proceeds multiplied by the following fraction: (a) the total amount Instrument immediately before the taking, unless Borrower and Lender otherwise agree in writing, the sums secured by value of the Property immediately before the taking is equal to or greater than the amount of the sums secured by this Secu 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 ma In the event of a total taking of the Property, the proceeds shall be applied to the sums secured by this Security Instrum

condemnation or other taking of any part of the Property, or for conveyance in lieu of condemnation, are hereby assigned 10. Condemnation. The proceeds of any award or claim for damages, direct or consequential, in connection will

Borrower notice at the time of or prior to an inspection specifying reasonable cause for the inspection. Lender or its agent may make reasonable ontries upon and inspections of the Property. Lender sha

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

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, 16. Borrower's Copy. Borrower shall be given one conformed copy of the Note and of this Societity 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 cit active as if no acceleration had occurred. However, this right to reinstate shall not apply in the case of acceleration under paragraph (7).

19. Sale of Note; Change Choan Servicer. The Note or a partial interest in the Note (together with this Security Instrument) may be sold one or more times without prior notice to Borrower. A sale may result in a change in the entity (known as the "Loan Servicer") that collects countily payments due under the Note and this Security Instrument. There also may be one or more changes of the Loan Servicer unclated 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 orders to which payments should be made. The notice will also contain any other

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. Borrower shall not do, nor allow anyone else to do, anything affecting the Property that is in violation of any Environmental Law. The pre-coing two sentences shall not apply to the presence, use, or storage on the Property of small quantities of Hazardous Substances use: are generally recognized to be appropriate to normal residential uses

and to maintenance of the Property.

Burrower 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 Imperty and any Hazardous Substance or Environmental Law of which Borrower has actual knowledge. If Borrower learns, or is notified by any governmental or regulatory authority, that any removal or other remediation of any Hazardous Substance affecting the Property is necessary, Borrower shall promptly 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, outer Paramable or toxic petroleum products, toxic pesticides and herbicides, volatile solvents, materials containing asbestos or formalde tyde, 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-UNIPORM COVENANTS. Borrower and Lender further covenant and agree as follows:

- 21. Acceleration; Remedies. Lender shall give notice to Borrower prior to acceleration 'ollowing Borrower's breach of any covenant or agreement in this Security Instrument (but not prior to acceleration unde' paragraph 17 unless applicable law provides otherwise). The notice shall specify: (a) the default; (b) the action required in cure the default; (c) a date, not less than 30 days from the date the notice is given to Borrower, by which the default wast be cured; and (d) that failure to cure the default on or before the date specified in the notice may 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, reasonable 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 shall pay any recordation costs.
  - 23. Waiver of Homestead. Borrower waives all right of homestead exemption in the Property.

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Form 3014 9/90 Initials:

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MY COMMISSION EXPINES POTING AND	g jo g abrd	(810g) (810g)
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to me to be the same person(s) whuse name(s) acknowledged that + he (	, porsonally known sciore me this day in porson, and "A" — free and voluntary act, for	subscribed to the foregoing instrument, appeared signed and delivered the said instrument as -////////// Siven under my hand and official seal, this
for said county and state do neceby certify that	bns ni olidya yasioN s , (51551) (4314 15)	Millerice Collection Dail
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ants contained in this Security Instrument and in		B T SIGNING BILOW, BOROWER SCEEPES SAY rider(s) executed by Borrower and recorded
	ng	
	Other(s) [specify]	A,V. Flider
Sider Diweekly Payment Rider  Second Home Rider	Condominium Rider Planned Unit Development I Rate Improvement Rider	Check applicable box(es)  
part of this Security Instrument and supplement of this Security Instrument.	nts of each such rider shall be in	Security Instrument, the covenants and agreeme the covenants and agreeme are of this Security In

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#### BALLOON RIDER

(CONDITIONAL RIGHT TO REFINANCE)

THIS BALLOON RIDER is made this	20th	day of	July	, 19 <b>93</b> - ,
and is incorporated into and shall be deemed to ame	nd and supplement t	he Mortgage,	Deed of Trust or I	Deed to Secure Deht
(the "Security Instrument") of the same date given b	y the undersigned (th	e "Borrower'	') to secure the Bor	rower's Note to
NORTHWEST MORTGAGE C	ORP.			

5339-41 W. BELMONT AVE.
CMICAGO, IL 60641
of the same date and covering the property described in the Security Instrument and located at:

(the "Lender")

7241 SOUTH CHRISTIANA AVE., CHICAGO, ILLINOIS 60629

93643767

[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

ADDITION/A COVENANTS. In addition to the covenants and agreements in the Security Instrument, Borrower and Lender further coverent and agree as follows (despite anything to the contrary contained in the Security Instrument or the

1. CONDITIONAL FIGHT TO REFINANCE

At the maturity date of the Note and Security Instrument (the "Maturity Date"), I will be able to obtain a new loan ("New Loan") with a new Maturity Date of August 1st 20 23 , and with an 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 obligaur a to refinance 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 Conditional Refunancing Option at maturity, certain conditions must be met as of the Maturity Date. These conditions are: (1) I must still be an 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 preced as the Maturity Date; (3) no lien against the Property (except for taxes and special assessments not yet due and payable) other than 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 Holder as provided in Section 5 below.

3. CALCULATING THE NEW NOTE RATE

The New Note paid to be a fixed rate of interest cover to the Forderal National Mortgage Association's required net

3. CALCULATING THE NEW NOTE RATE

The New Note Rate will be a fixed rate of interest equal to the Federal National Mortgage Association's required net yield for 30-year fixed rate mortgages subject to a 60-day mandary delivery commitment, plus one-half of one percentage point (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 time 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 New Holder will determine the amount of the monthly payment that will be sufficient to repay in full (a) the unpaid principal, 2012 (b) accrued but unpaid interest, plus (c) all other sums I will owe under the Note and Security Instrument on the Maturity Date (assuming my monthly payments. The result of this calculation will be the amount of my new principal and interest payment every month until the 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 Maturity Dete and advise me of the principal, accrued but unpaid interest, and all other sums I am expected to owe on the Maturity Dete. The Note 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 calendar 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 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 a \$250.00 processinsurance policy, if any.	ssing fee and the costs associated with updating the title
ANTONIO C. OTERO (Seal)  -Borrower	c terms and covenants contained in this Balloon Rider.  CALMEN OFERO (Seal)  Borrower
-Borrower	(Seal) -Borrower [Sign Original Only]
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