MORTGAGORS:

ISMAIL TAHER AND ZENAH TAHER; HIS WIFE

MORTGAGEE:

PROPERTY ADDRESS:

9314 W. BAYBERRY LANE TINLEY PARK ILLINOIS 60477

LEGAL

**DESCRIPTION:** 

LOT 40 IN TIMBERS EDGE UNIT 11C, BEING A SUBDIVISION OF THE NORTH 1/2 OF SECTION 34, TOWNSHIP 36 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COCK COUNTY, ILLINOIS.

> COOK COUNTY, ILLINOIS FILED FOR RECORD

93 SEP 20 PH 2: 28

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Permanent Property "ax Number:

27-34-107-015-0000

ORIGINAL MORTGAGE AND NOTE DATE:

08/09/93

REMAINING MORTGAGE AMOUNT:

ORIGINAL MORTGAGE AMOUNT:

ORIGINAL INTEREST RATE:

146,000.00

6.750

MONTHLY PRINCIPAL

AND INTEREST PAYMENT:

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

MONTHLY ESCROW PAYMENT:

268.05 payable on the first day of each month r.nr. due on or before the 15th day of each month.

FIRST PAYMENT DATE:

10/01/93

MORTGAGE TERM:

120 Months

For value received, the terms and conditions of the original Note and original Mortgage dated & (-93) and recorded on 20-93 as document No. \* described above are hereby modified as follows: 13003700

1. 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:

828.90

Escrow:

Total Bi-weekly Payment:

952.62

The date of Your First Bi-Weekly Payment will be 09/20/93

BOX 333 - TH

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.

60435

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 6.625 %

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

this Agreement.				14
Dated this day of	August .	9 97		
FINANCIAL FEDERAL TRUST AND SAVINGS BANK:				. :
BY: Audy a No		TSMARE TA	Pail 1	Taker
ATTEST: Lusture		ZENAH TAH	INT TO	aller.
Vice President				Trico
STATE OF ILLINOIS	SS.			C
COUNTY OF COOK	CEA			
I, ELEMM. Cold do hereby certify that ISI	MAIL TAHER AI	Notary Public in ar ND ZENAH TAHER HI	nd for said co	unty and state
personally known to me to be the	ne same persor	s whose names are	subscribed	to the foregoin

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 09 day of August, 19 93

"OFFICIAL SEAL"
EILEEN M. COLE
NOTARY PUBLIC, STATE OF ILLINOIS
My Commission Expires 03/09/94

Sullew M. Cole
Notary Public

My Commission Expires.

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