

# UNOFFICIAL COPY

FML FML93000822  
LOAN NO. 1800194107

## BI-WEEKLY LOAN MODIFICATION AGREEMENT

### 93798523

**MORTGAGORS:** UVE R. JERZY AND SANDRA L. JERZY; HIS WIFE  
**MORTGAGEE:** Financial Federal Trust and Savings Bank ~~TRSA~~  
~~Financial Federal Trust and Savings Bank~~  
**PROPERTY ADDRESS:** 20301 HELLENIC DRIVE OLYMPIA FIELDS ILLINOIS 60461

**LEGAL DESCRIPTION:**

LOT 1 IN BLOCK 2 IN RESUBDIVISION OF BLOCKS 2,3,4,5,6 AND 7 AND THE STREETS AND ALLEYS ADJACENT THERETO IN OLYMPIA FIELDS SUBDIVISION, BEING A SUBDIVISION OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 14 TOWNSHIP 35 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, AND THAT PART OF THE EAST 1003.03 FEET WEST OF THE ILLINOIS CENTRAL RAILROAD COMPANY WESTERLY RIGHT OF WAY LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 14, AFORESAID AND THE NORTH 30.0 FEET EXCEPT THE EAST 1003.0 FEET OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 14, AFORESAID, IN COOK COUNTY, ILLINOIS.

PIN 31-14-403-001-0000

Permanent Property Tax Number: 31-14-403-001-0000

**ORIGINAL MORTGAGE AND NOTE DATE:**

09/25/93

**REMAINING MORTGAGE AMOUNT:**

**ORIGINAL MORTGAGE AMOUNT:**

96,000.00

DEPT-01 \$23.50  
T#4444 TRAN 7528 10/06/93 14:05:00  
#1868 \* -93-798523  
COOK COUNTY RECORDER

**ORIGINAL INTEREST RATE:**

6.750

**MONTHLY PRINCIPAL AND INTEREST PAYMENT:**

\$ 1102.31 payable on the first day of each month and due on or before the 15th day of each month.

**MONTHLY ESCROW PAYMENT:**

\$ 165.83 payable on the first day of each month and due on or before the 15th day of each month.

**FIRST PAYMENT DATE:**

11/01/93

**MORTGAGE TERM:**

120 Months

For value received, the terms and conditions of the original Note and original Mortgage dated 9-25-93 and recorded on 10-6-93 as document No. \* described above are hereby modified as follows: **93798522**

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:	\$ 545.03
Escrow:	\$ 76.54
Total Bi-weekly Payment:	\$ 621.57

2. The interest rate is reduced by 250 to 6.500 %.  
THE DATE OF YOUR FIRST BI WEEKLY PAYMENT WILL BE 10/18/93

23.50

93798523

Handwritten initials/signature

PREPARED BY: JOSE X. CAFFINA  
 MAIL TO: FINANCIAL FEDERAL TRUST & SAVINGS BANK  
 1401 N. LARKIN AVE.  
 JOLIET, ILLINOIS 60435

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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 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 Mortgagors promise to pay said indebtedness as herein stated and to perform all obligations under said Mortgage and Note and this Agreement.

Dated this 25 day of September, 1993.

FINANCIAL FEDERAL TRUST  
 AND SAVINGS BANK:

BY: [Signature]  
 Vice President

[Signature]  
 UVE R. JERZY

ATTEST: [Signature]  
 Vice President

[Signature]  
 SANDRA L. JERZY

STATE OF ILLINOIS )  
 ) SS.  
 COUNTY OF COOK )

I, Anissa M. Rusthoven, a Notary Public in and for said county and state do hereby certify that UVE R. JERZY AND SANDRA L. JERZY 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 25 day of September 1993.

**"OFFICIAL SEAL"**  
 ANISSA M. RUSTHOVEN  
 NOTARY PUBLIC, STATE OF ILLINOIS  
 My Commission Expires 01/07/97  
 My Commission Expires: 1/07/97

[Signature]  
 Notary Public

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