LOAN NO. ____1800196816

BI-WEEKLY LOAN MODIFICATION AGREEMENT

MORTGAGORS:

ROSALYN EPSTEIN

MORTGAGEE:

Financial Federal Trust and Savings Bank Kkya

PROPERTY ADDRESS:

1133 BAYTHORNE FLOSSMOOR ILLINOIS 60422

LEGAL

DESCRIPTION:

SEE RIDER A' ATTACHED HERETO AND MADE A PART HEREOF.

COOK COUNTY, ILLINOIS FILED FOR RECORD

94 FEB -2 AH 8: 42

94107575

P.I.N.#31-12-100-050-1008

Permanent Prope. Tax Number:

31-12-100-050-1008

ORIGINAL MORTGAGE AND NOTE DATE:

01/24/94

REMAINING MORTGAGE AMOUNT:

ORIGINAL MORTGAGE

AMOUNT:

87,950.00

ORIGINAL INTEREST

RATE:

7.750

MONTHLY PRINCIPAL AND INTEREST PAYMENT:

\$ 630.08 payable on the first day of each month and due on or before the 15th day of each month.

MONTHLY ESCROW

PAYMENT:

\$ 258.88 payable on the first day of each month and due on or before the 15th day of each month.

FIRST PAYMENT DATE:

03/01/94

MORTGAGE TERM:

360 Months

For value received, the terms and conditions of the original Note and original Mortgage dated 1-34-84 and recorded on 3:2-74 as document No. _____ described above are hereby modified as follows:

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:

Escrow:

Total Bi-weekly Payment:

The interest rate is reduced by __250% to _7.500_ %.

The date of Your First Bi-Weekly Payment will be 02/21/94

Box 333

ML0093

PREPARED BY: MAIL TO:

EARLINE REPORT FICIAL COPY FINANCIAL FEDERAL TRUST & SAVINGS BANK OPY 1401 N. LARKIN AVE.

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 are from time to time by the Lender on the basis of assessments and bills and reasonable estimates thereof.
- 5. In consider tien of the Lender's scheduling repayment on a hi-weekly basis (every 14 caterial days), the Mortgagor(s) agree to pay each bi-weekly payment by Automatic Pryment System from a Financial Federal Trust and Savings Bank checking account in 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 ____7.625%.

	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 obogotions under said Mortgage and Note and this Agreement.
	Dated this 24 day of January , 19 94 .
	FINANCIAL FEDERAL TRUST AND SAVINGS BANK:
N N	BY: Holy C. Vov. X Rosalyn Egoteins ROSAL N EDSTEIN
9410757	ATTEST: Jelliem Anthelier
	STATE OF ILLINOIS) SS. COUNTY OF COOK)
	I, THE CINDERSIGNED a Notary Public in and for said county and state do hereby certify that ROSALYN EPSTEIN A WIDOW,
i	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 lelivered 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 24 day of January, 19 94
	My Commission Expires State of Illinois My Commission Expires State of Expires State of Illinois 5-30-94



UNOFFICIAL COPY CHICAGO TITLE INSURANCE COMPANY

ORDER NUMBER: 1410 007484843 OF STREET ADDRESS: 1133 BAYTHORNE

CITY: FLOSSMOOR COUNTY: COOK

TAX NUMBER: 31-12-100-050-1008

LEGAL DESCRIPTION:

PARCEL 1:

UNIT BUILDING NUMBER 59 IN BAYTHORNE CONDOMINIUM II, AS DELINEATED ON A SURVEY OF THE FOLLOWINGD DESCRIBED REAL ESTATE: PART OF THE NORTHWEST 1/4 OF SECTION 12, TOWNSHIP 35 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS WHICH SURVEY IS ATTACHED AS EXHIBIT A TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 25285577 AND REGISTERED AS DOCUMENT LR 3136999 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS

PARCEL 2:

EASEMENTS FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1, AS SET FORTH IN THE DECLARATION OF EASEMENTS RESTRICTION AND COVENANTS FOR THE BAYTHORNE COMMUNITY ASSOCIATION RECORDED AS DOCUMENT 25216753 AND FILED AS DOCUMENT LR3127820 IN COOK COUNTY, ILLINOIS

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