

CONSULT YOUR ATTORNEY BEFORE SIGNING THIS INSTRUMENT. THIS INSTRUMENT SHOULD BE USED BY LAWYERS ON

UNOFFICIAL COPY

KNOW THAT 95362959
ASTRUM FUNDING CORP.,
565 TAXTER ROAD
ELMSFORD, NY 10523

999649
Prepared by *HK*
Patricia Kennedy

PATRICIA KENNEDY
500 Enterprise Rd, assignor,
Horsham, PA
DEPT-01 RECORDING \$25.50
T#0008 TRAM 4469 06/05/95 09:14:00
#6402 + JB * -95-362959
COOK COUNTY RECORDER

in consideration of One and 00/100 (\$1.00)----- dollars,

paid by CITYSCAPE CORP.,
565 TAXTER ROAD
ELMSFORD, NY 10523

hereby assigns unto the assignee, CITYSCAPE CORP.

Mortgage dated the 10TH day of APRIL, 1994, made by EDWARD L. UNGER
to AND BONNIE JEAN UNGER
ASTRUM FUNDING CORP.

in the principal sum of \$ 79,000.00 and recorded on the 28 day of April 1994
in (Liber) (Record Liber) (Reel) of Section (of Mortgages), page
of the Clerk of the County of COOK 94382163, in the office
covering premises

1756 WEST OLIVE AVENUE, CHICAGO, IL 60660

"THIS ASSIGNMENT IS NOT SUBJECT TO THE REQUIREMENTS OF SECTION 275 OF THE REAL PROPERTY LAW BECAUSE IT IS AN ASSIGNMENT WITHIN THE SECONDARY MORTGAGE MARKET."

TOGETHER with the bond or note or obligation described in said mortgage, and the moneys due and to grow due thereon with the interest; TO HAVE AND TO HOLD the same unto the assignee and to the successors, legal representatives and assigns of the assignee forever.

95362959

The word "assignor" or "assignee" shall be construed as if it read "assignors" or "assignees" whenever the sense of this instrument so requires.

IN WITNESS WHEREOF, the assignor has duly executed this assignment the 19TH day of APRIL, 1994.

IN PRESENCE OF:

Samuel W. Tripsas
SAMUEL W. TRIPSAS

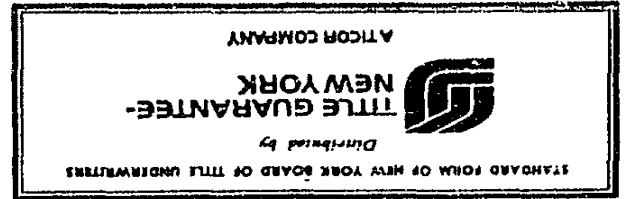
ASTRUM FUNDING CORP.
BY: *Cheryl P. Carl*
CHERYL P. CARL
EXECUTIVE VICE PRESIDENT

50
25/94
25/94

UNOFFICIAL COPY

OF RECORDING OFFICE

RECORD & RETURN TO
CONTINENTAL CORPORATION
500 Enterprise Road
Horseshoe, PA 19044



CLYSCAPE CORP.

TO

ASTRUM FUNDING CORP.

SECTION
BLOCK
LOT
COUNTY OR TOWN
COOK COUNTY

TITLE NO.

Assignment of Mortgage

NOTARY PUBLIC
L. A. J. FILIPPI
No. 4906520
Qualified in Queens County
Commission Expires Feb. 8, 1994

STATE OF NEW YORK, COUNTY OF WESTCHESTER
On the 19th day of APRIL, 1994, before me personally came
CHERRYL P. CARL, personally known to me, being by me duly sworn, did depose and say that he resides at No. 565 FAXTER ROAD, ELMSFORD, NY 10523 that she is the EXECUTIVE VICE PRESIDENT of ASTRUM FUNDING CORP., the corporation described in and which executed the foregoing instrument; that she knows the seal of said corporation; that the seal affixed to said instrument is such corporate seal; that it was so affixed by order of the board of directors of said corporation, and that she signed her name thereto by like order.

STATE OF NEW YORK, COUNTY OF
On the day of 19 , before me personally came
the subscribing witness to the foregoing instrument, with whom I am personally acquainted, who, being by me duly sworn, did depose and say that he resides at No. that he knows described in and who executed the foregoing instrument; to be the individual that he, said subscribing witness, was present and saw execute the same; and that he, said witness, at the same time subscribed his name as witness thereto.

STATE OF NEW YORK, COUNTY OF
On the day of 19 , before me personally came
to me known to be the individual described in and who executed the foregoing instrument, and acknowledged that executed the same.

STATE OF NEW YORK, COUNTY OF
On the day of 19 , before me personally came
to me known to be the individual described in and who executed the foregoing instrument, and acknowledged that executed the same.

Property of Cook County

95362959

95362959

94382163

949649
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FIRST MORTGAGE

THIS MORTGAGE ("Security Instrument") is given on April 19, 1994. The mortgagor is Edward L. Unger and Bonnie Jean Unger, his wife, as Joint Tenants ("Borrower"). This Security Instrument is given to ASTRUM FUNDING CORP., which is organized and existing under the laws of Delaware, and whose address is 565 Taxler Road, Elmsford, N.Y. 10523-2300 ("Lender"). Borrower owes Lender the principal sum of Seventy-Nine Thousand and no/100 (U.S. \$79,000.00). This debt is evidenced by Borrower's note dated the same date as this Security Instrument ("Note"), which provides for monthly payments with the full debt, if not paid earlier, due and payable on April 25, 2009. This Security Instrument secures to Lender: (a) the repayment of the debt evidenced by the Note, with interest, and all renewals, extensions and modifications; (b) the payment of all other sums, with interest, advanced under paragraph 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 described property located in Cook County, Illinois:

LOT 10 IN BECKER'S ADDITION TO CHICAGO, BEING A SUBDIVISION OF THAT PART OF THE SOUTH EAST QUARTER OF THE SOUTH EAST QUARTER OF SECTION 6, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT A POINT ON THE SOUTH LINE OF SAID SECTION 6 52.3 RODS WEST OF THE SOUTH EAST CORNER OF SECTION; THENCE WEST ALONG THE SOUTH LINE 466.5 FEET, MORE OR LESS, TO A POINT THIRTY EIGHT AND ONE HALF FEET EAST OF THE CENTER LINE OF RAILROAD; THENCE NORTH FIVE HUNDRED TEN FEET, MORE OR LESS; THENCE EAST FOUR HUNDRED SIXTY SIX AND ONE HALF FEET, MORE OR LESS; THENCE SOUTH TO PLACE OF BEGINNING IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 14-06-407-035

DEPT-01 RECORDING #29.50
T40011 JAN 1533 04/28/94 15:37:00
#0823 # RV #-94-382163
COOK COUNTY RECORDER

which has the address of 1756 West Olive Avenue, Chicago, IL 60660

TOGETHER WITH all the improvements now or hereafter created 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 seised 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.

THIS SECURITY INSTRUMENT combines uniform covenants for national use and non-uniform covenants with limited variations by jurisdiction to constitute a uniform security instrument covering real property.

UNIFORM COVENANTS. Borrower and Lender covenant and agree as follows:

1. **Payment of Principal and Interest; Prepayment and Late Charges.** Borrower shall promptly pay when due the principal of and interest on the debt evidenced by the Note and any prepayment and late charges or other amounts due under the Note.

2. **Funds for Taxes and Insurance.** Subject to applicable law or to a written waiver by Lender, Borrower shall pay to Lender on the day monthly payments are due under the Note, until the Note is paid in full, a sum ("Funds") equal to one-twelfth of: (a) yearly taxes and assessments which may attain priority over this Security Instrument; (b) yearly leasehold payments or ground rents on the Property, if any; (c) yearly hazard insurance premiums; and (d) yearly mortgage insurance premiums, if any. These items are called "escrow items." Lender may estimate the Funds due on the basis of current data and reasonable estimates of future escrow items.

The Funds shall be held in an institution the deposits or accounts of which are insured or guaranteed by a federal or state agency (including Lender if Lender is such an institution). Lender shall apply the Funds to pay the escrow items. Lender may not charge for holding and applying the funds, analyzing the account or verifying the escrow items, unless Lender pays Borrower interest on the Funds and applicable law permits Lender to make such a charge. Borrower and Lender may agree in writing that interest shall be paid on the Funds. Unless an agreement is made or applicable law requires interest to be paid, Lender shall not be required to pay Borrower any interest or earnings on the Funds. Lender shall give to Borrower, without charge, an annual accounting of the Funds showing credits and debits to the Funds and the purpose for which each debit to the Funds was made. The funds are pledged as additional security for the sums secured by this Security Instrument.

If the amount of the Funds held by Lender, together with the future monthly payments of Funds payable

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Property of Cook County Clerk's Office

630-331-6555