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95380136

REC DEPT- RECORDING 125.50
140011 TRAN 7127 06/12/95 15:47:00
17662 + RV *-95-380136
COOK COUNTY RECORDER

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BI-WEEKLY LOAN MODIFICATION AGREEMENT

MORTGAGORS: LEONARD LARUE AND BEVERLY LARUE HIS WIFE
MORTGAGEE: FINANCIAL FEDERAL TRUST AND SAVINGS BANK
PROPERTY ADDRESS: 15422 ALBANY, MARKHAM, ILLINOIS 60426
LEGAL DESCRIPTION: SEE RIDER "A" ATTACHED HERETO AND MADE A PART HEREOF
PERMANENT PROPERTY TAX NUMBER: 28 13-111-028-0000

ORIGINAL MORTGAGE AND NOTE DATE	June 5, 1995
ORIGINAL MORTGAGE AMOUNT	\$ 63,800.00
ORIGINAL INTEREST RATE	8.625%
MONTHLY PRINCIPAL AND INTEREST PAYMENT	\$ 495.23
MONTHLY ESCROW PAYMENT	62.91
FIRST PAYMENT DATE	August 1, 1995
MORTGAGE TERM	360 MONTHS

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For value received, the term and conditions of the original Note and original Mortgage dated 06/5/95 and recorded on _____ as document No. 95379039 described above are hereby modified as follows:

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 PAYMENT	\$ 242.47
ESCROW PAYMENT	\$ 29.05
TOTAL BI-WEEKLY PAYMENT	\$ 271.52
DATE OF FIRST BI-WEEKLY PAYMENT	July 17, 1995

2. The interest rate is reduced by 0.250% to 8.375%

LOAN NUMBER: 1800200205

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1. 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 assessments thereof.

5. In consideration of the Lender's scheduling repayment on a bi-weekly basis (every fourteen (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 0.125% to 8.500%.

In all other respects, the terms and conditions of the original Mortgage and Note 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 5TH day of June 1995

FINANCIAL FEDERAL TRUST
AND SAVINGS BANK:

BY:

Judy Voo, Vice Pres.

ATTEST:

William A. Dettmer Sr. V.P.

MORTGAGORS:

Leonard Larue
LEONARD LARUE

Beverly Larue
BEVERLY LARUE

95350259

STATE OF ILLINOIS)
COUNTY OF COOK) SS.

I, the undersigned, a notary public in and for said county and state do hereby certify that
LEONARD LARUE AND BEVERLY LARUE 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 seal this 5TH day of June 1995

My Commission Expires:



Tracy Nemecek
NOTARY PUBLIC

Prepared by:
MELANIE JOHNSON
48 Orland Square Drive
Orland Park, IL 60462

Mail Recorded Document to:
Financial Federal Trust & Savings Bank
1401 N.Larkin Avenue
Joliet, IL 60435

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RIDER "A"

LEGAL DESCRIPTION

LOT 10 IN BLOCK 26 IN NATIONAL HOME DEVELOPER'S BEL-AIRE PARK,
A SUBDIVISION OF THE NORTHWEST FRACTIONAL 1/4 AND THE WEST
1/2 OF THE NORTHEAST 1/4 OF SECTION 13, TOWNSHIP 36 NORTH,
RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, SOUTH OF THE
INDIAN BOUNDARY LINE, ACCORDING TO THE PLAT THEREOF RECORDED
MARCH 11, 1946 AS DOCUMENT NUMBER 13737958, IN COOK COUNTY,
ILLINOIS.

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