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Account Number : 0072862345

DEPT-01 RECORDING \$23.50

WHEN RECORDED MAIL TO:
Principal Portfolio Services, Inc
3150 Bristol St. Suite 250
Costa Mesa, CA 92626

T#0808 TRAN 4476 09/05/96 14:26:00
#6913 #BJ *-96-679594
COOK COUNTY RECORDER

96679594

Space Above This Line For Recording Data

ASSIGNMENT OF MORTGAGE / DEED OF TRUST

DEPT-10 PENALTY \$20.00

KNOW ALL MEN BY THESE PRESENTS

That TMS Mortgage, Inc., 3301 C Street, Suite 801E, Sacramento, CA 95816, Assignor, for and in consideration of the sum of One Dollar and 00/100 (\$1.00) and other good and valuable consideration, by these presents does hereby transfer, sell, assign and convey unto

101 BARCLAY STREET 22-W
NEW YORK, NEW YORK 10286

The Bank of New York, as Trustee under the
Pooling and Servicing Agreement dated as of
February 29, 1996, Series 1996-A

Assignee, its successors, transferees and assigns, all its right, title and interest in that certain Mortgage/Deed of Trust dated February 7, 1996 made by Verna M. Jones, widowed and James E. Lucas, single on lands located at 11950 South Michigan, in the City of Chicago in the County of Cook and State of Illinois, 60628, as more particularly described in Exhibit "A" attached hereto, which Mortgage/Deed of Trust was recorded or registered on


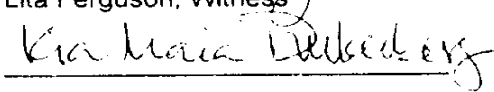
MARCH 6, 1996 in Book _____ at Page _____ and/or as
Document Number 96-169982 PIN # 25-27-102-0324 25-27-102-033

TOGETHER with the Bond, Note or other Obligation therein described in the amount of \$19,000.00 Dollars principal with interest. TO HAVE AND TO HOLD the same unto the said assignee forever, subject only to all the provisions contained in the said Mortgage/Deed of Trust and the Bond, Note or other Obligation.

IN WITNESS WHEREOF, the said Assignor, via its proper corporate officer(s), has appropriately executed the above named document and has caused its corporate seal to be hereto affixed and caused these presents to be signed in its name and behalf by Mimi Thomas, Assistant Vice President, this 23rd day of February AD, 1996.

Attested by:

TMS MORTGAGE INC.
Attn: Correspondent Lending
3301 C Street, Suite 801E
Sacramento, CA 95816


Lita Ferguson, Witness


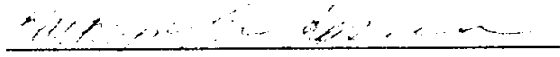
By: 
Mimi Thomas, Assistant Vice President

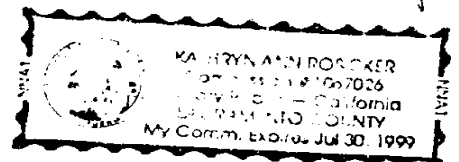
State of California,

County of Sacramento

On Friday, February 23, 1996 before me, Kathryn Ann Rosicker, personally appeared Mimi Thomas and Lita Ferguson, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s) or entity upon behalf of which the person(s) acted, executed the instrument. WITNESS my hand and official seal.

23.50
20.00
43.50
43.46

 (Seal)
Kathryn Ann Rosicker, Notary Public



Title Order No. _____ Escrow No. _____



95141112927

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Property of Cook County Clerk's Office

98679191

3. The land referred to in this Commitment is described as follows:

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LOT EIGHT AND LOT NINE IN BLOCK TWO OF YOUNG AND CLARKSON'S SUBDIVISION OF
BLOCK NINE IN THE FIRST ADDITION TO KENSINGTON, LYING IN SECTIONS 22 AND 27,
TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK
COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

aleregister file
\$24.50

This commitment is invalid unless the insuring provisions and Schedules A and B are attached

NATIONS TITLE INSURANCE COMPANY

98879391

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16361996