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Recording requested by and after recording return to:
The Adair Advisory Group, Inc
4901 LBJ Freeway, Suite 100
Dallas, TX 75244

Document Prepared by:
Jessica Hagemann
The Adair Advisory Group, Inc.
4901 LBJ Freeway, Suite 100
Dallas, TX 75244

DEPT-01 RECORDING \$23.50
140008 TRAN 0890 07/30/97 11:10:00
43116 + B.J *--97-551828
COOK COUNTY RECORDER

97551828

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Investor Pool No.	Agency	Assignor No.	TAAG Ref.	Investor Loan No.	Assignee No.
	FNMA A/A	6778444	RC376	01121831237	0653409813

(SPACE ABOVE THIS LINE RESERVED FOR RECORDER'S USE)

Assignment of Mortgage

STATE OF ILLINOIS
COUNTY OF COOK

KNOW ALL MEN BY THESE PRESENTS:

That AMERICAN MORTGAGE AND INVESTMENT COMPANY, ("Assignor"), acting herein by and through a duly authorized officer, the owner and holder of one certain Promissory Note payable to the order of the undersigned Beneficiary executed by TANYA A. RIVERS-CARTER & CORTEZ CARTER, MARRIED TO EACH-OTHER, ("Borrower(s)"), and secured by a Mortgage on 10/29/93 executed by Borrower(s) for the benefit of the holder of said Note, which is recorded in the Real Property Records of COOK COUNTY, ILLINOIS, for and in consideration of Ten and No/100 dollars, (\$10.00), and other good, valuable and sufficient consideration paid, the receipt of which is hereby acknowledged, does hereby transfer and assign, set over and deliver unto, CAPSTEAD INC., ("Assignee"), all of its interest in and title to said Mortgage, together with the Note and all other loan documents securing the payment thereof, and all title held by the undersigned in and to the land described therein, which Mortgage is described below:

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Recording Date: 11/12/93
Pin Number: 25-07-103-011, 25-07-103-012

Instrument: 93-921148

Beneficiary: BANC ONE MORTGAGE CORPORATION
Property Address: 9517 S. BELL AVE. CHICAGO, IL 60643

Legal Description: LOTS 11 AND 12 IN BLOCK 1 IN HIGHLAND ADDITION TO LONGWOOD, BEING A RESUBDIVISION OF CALUMET HIGHLANDS, A SUBDIVISION OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N. 25-07-103-011 AFFECTS LOT 11
25-07-103-012 AFFECTS LOT 12

Assignor Address:
American Mortgage and Investment Company
2000 Classen Center, Suite 222-E
Oklahoma City, OK 73106



0653409813

Assignee Address:
Capstead Inc.
2711 N. Haskell Ave., Suite 900
Dallas, TX 75204

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Property of Cook County Clerk's Office

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Investor Pool No.	Agency FNMA A/A	Assignor No. 6778444	TAAG Ref. RC376	Investor Loan No. 01121831237	Assignee No. 0653409813
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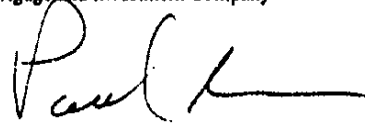
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Assignment of Mortgage

TO HAVE AND TO HOLD unto said Assignee said above described Mortgage and Note, together with all and singular the liens, rights, equities, title and estate in said real estate therein described securing the payment thereof, or otherwise.

Executed this the 31st day of July, 1996.

American Mortgage and Investment Company



By: Paul Anselmo, Vice President

STATE OF TEXAS)
) ss.
COUNTY OF DALLAS)



Attest By: Larry Hilburn, Vice President

Before me, Carla Masters, on this the 31st day of July, 1996, personally appeared Paul Anselmo, Vice President, known to me to be the person whose name is subscribed to the within instrument, and known to me to be the Vice President of AMERICAN MORTGAGE AND INVESTMENT COMPANY, and acknowledged to me that he executed said instrument for the purposes and consideration therein expressed, and as the act of said corporation.

WITNESS my hand and official seal.


Carla Masters

0653409813

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2000 Classen Center, Suite 222-E
Oklahoma City, OK 73106

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