

FNMA/FREDDIE MAC

## MORTGAGE

## ILLINOIS

(3014)

Wolf Financial Resources, Inc.  
2115 Butterfield Road - Suite 103  
Oak Brook, Illinois 60523

The above space is for the recorder's use only

THIS MORTGAGE ("Security Instrument") is given on October 23,  
1997. The mortgagor is Danya J. Wang ("Borrower"). This Security Instrument is given to  
Wolf Financial Resources, Inc., which is organized and existing  
under the laws of State of Illinois, and whose address is .....  
2115 Butterfield Road, Oak Brook, Illinois ("Lender").  
Borrower owes Lender the principal sum of Three thousand Nine Hundred Sixty  
and no/100 Dollars (U.S. \$ 3,960.00). 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 30 days after completion. This Security Instrument  
secures to Lender: (a) the repayment of the debt evidenced by the Note, with interest, and all renewals, extensions and  
modifications of the Note; (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 prop-  
erty located in City of Chicago, Cook, County, Illinois:

Exhibit A - See Attached

which has the address of 1340 East 76th Street, Chicago,  
[Street]  
Illinois 60619, [Zip Code] ("Property Address");

TOGETHER WITH all the improvements now or hereafter erected on the property, and all easements, appurtenances,  
and 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 seized 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.

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AMERICAN FARM SECURITY FINANCIAL INC. • 901-598-2020

may, at Lender's option, obtain coverage to protect Lender's rights in the Property in accordance with paragraph 7.

Lender's approval which shall not be unreasonably withheld. If Borrower fails to maintain coverage described above, Lender for the periods that Lender requires. The insurance carrier providing the insurance shall be chosen by Borrower subject to including Roads or Roads, for which Lender requires insurance. This insurance shall be maintained in the amounts and the Property insured against loss by fire, hazards included within the term "vacated coverage" and any other hazards, 5. Hazard or Property Insurance. Borrower shall keep the improvements now existing or hereafter erected on

satisfy the lien or take one or more of the actions set forth above within 10 days of the giving of notice. Borrower shall pay the lien to this Security Instrument, Lender may give Borrower a notice identifying the lien. Borrower shall dimitting the lien to this Security Instrument. If Lender determines that any part of the Property is subject to a lien which prevents the enforcement of the lien, or (c) secures from the holder of the lien an agreement satisfactory to Lender further, which the lien by, or defers against nonrecurrence of the lien in, legal proceedings which in the Lender's opinion operate to agreees in writing to the payment over the obligation secured by the lien in a manner acceptable to Lender. (a) consents in good faith the lien by, or defers against nonrecurrence of the lien in, legal proceedings which in the Lender's opinion operate to agreees in writing to the payment over the obligation secured by the lien which has priority over this Security Instrument unless Borrower, for the payments.

Borrower shall promptly discharge any lien which may arise under this Security Instrument to the Lender receiving under this paragraph. If Borrower makes these payments directly, Borrower shall promptly furnish to Lender receipts evidencing on time directly to the person owed payment. Borrower shall promptly furnish to Lender notices of amounts to be paid shall pay these obligations in the manner provided in paragraph 2, or if not paid in full and after the Note, Borrower shall pay them property which may arise under this Security Instrument, and leasehold payments of ground rents, if any. Borrower shall promptly discharge any lien which may arise under this Security Instrument or taxes, assessments, charges, dues and impositions attributable to the payments.

4. Charges; Lien. Borrower shall pay all taxes, assessments, charges, dues and impositions attributable to the paragraph 2; third, to interest due; fourth, to principal due; and last, to any late charges due under the Note.

3. Application of Payments. Unless applicable law provides otherwise, all payments received by Lender under paragraph 1 and 2 shall be applied: first, to any prepayment charges due under the Note; second, to amounts payable under paragraph 2; and 3rd, to interest due; fourth, to principal due; and last, to any late charges due under the Note.

Upon payment in full of all sums secured by this Security Instrument, Lender shall promptly refund to Borrower any funds held by Lender. If, under paragraph 2, Lender shall acquire of all the Property, Lender, prior to the acquisition of sale of the Property, shall apply to Lender at the rate of acquisition or sale as a credit against the sums or any funds held by Lender. Unless applicable law provides otherwise, all payments received by Lender under this Security Instrument.

If the Funds held by Lender exceed the amount permitted to be held by applicable law, Lender shall account to Borrower any time is not sufficient to pay the Escrow items after due, Lender may so notify Borrower in writing, and, in such case for the excess Funds in accordance with the requirements of applicable law. If the amount of the Funds held by Lender is no more than twelve months, it sole discretion.

If the Funds held by Lender exceed the amount permitted to be held by applicable law, Lender shall account to Borrower for which each deposit to the Funds was made. The Funds are pledged as additional security for all sums secured by this Security given to Borrower, without charge, an equal accounting of the Funds, showing credits and debits to the Funds and the purpose in the Funds. Borrower and Lender may agree in writing, however, that interest shall be paid on the Funds. Lender shall is made or applicable law requires to be paid, Lender not be required to pay Borrower any interest or earnings is made available to Lender in connection with this loan, unless applicable law provides otherwise. Unless an agreement to make such a change. However, Lender may require Borrower to pay a one-time charge for an independent real estate account, or verify the Escrow items, unless Lender pays Borrower interest on the Funds and applicable law permits Lender to pay the Escrow items. Lender may not charge Borrower for holding and applying the Funds, annually analyzing the escrow including Lender, if Lender is such an institution or in any Federal Home Loan Bank. Lender shall apply the Funds to reasonable expenses of future Escrow items or otherwise in accordance with applicable law.

The Funds shall be held in an institution whose deposits are insured by a federal agency, instrumentality, or entity another law that applies to the Funds sets a lesser amount, if so, Lender may collect and hold Funds in an amount not to exceed the lesser amount. Lender may estimate the amount of Funds due on the basis of current data and another law that applies to the Funds sets a lesser amount, if so, Lender may, at any time, collect and hold Funds in an Escrow Settlement Procedures Act of 1974 as amended from time to time, 12 U.S.C. § 2601 et seq. ("RESPA"), unless amount a Lender for a federally related mortgage loan may require for Borrowers account under the federal Real items are called "Escrow Items." Lender may, at any time, collect and hold Funds in an amount not to exceed the maximum to Lender, in accordance with the provisions of paragraph 8, in lieu of the payment of mortgage insurance premiums. These flood insurance premiums, if any; (e) yearly mortgage insurance premiums, if any; and (f) any sums payable by Borrower leasehold payments or ground rents on the Property, if any; (g) yearly hazard or property insurance premiums; (d) yearly (a) yearly taxes and assessments which may attain priority over this Security Instrument as a lien on the Property; (b) yearly fees to Lender on the day monthly payments are due under the Note, until the waiver by Lender, Borrower shall 2. Funds for Taxes and Insurance. Subject to applicable law or to a written waiver by Lender, Borrower shall the principal of and interest on the debt evidenced by the Note and any prepayment charges due under the Note. 1. Payment of Principal and Interest; Prepayment and Late Charges. Borrower shall promptly pay when due UNIFORM COVENANTS. Borrower and Lender covenant and agree as follows:

All insurance policies and renewals shall be acceptable to Lender and shall include a standard mortgage clause. Lender shall have the right to hold the policies and renewals. If Lender requires, Borrower shall promptly give to Lender all receipts of paid premiums and renewal notices. In the event of loss, Borrower shall give prompt notice to the insurance carrier and Lender. Lender may make proof of loss if not made promptly by Borrower.

Unless Lender and Borrower otherwise agree in writing, insurance proceeds shall be applied to restoration or repair of the Property damaged, if the restoration or repair is economically feasible and Lender's security is not lessened. If the restoration or repair is not economically feasible or Lender's security would be lessened, the insurance proceeds shall be applied to the sums secured by this Security Instrument, whether or not then due, with any excess paid to Borrower. If Borrower abandons the Property, or does not answer within 30 days a notice from Lender that the insurance carrier has offered to settle a claim, then Lender may collect the insurance proceeds. Lender may use the proceeds to repair or restore the Property or to pay sums secured by this Security Instrument, whether or not then due. The 30-day period will begin when the notice is given.

Unless Lender and Borrower otherwise agree in writing, any application of proceeds to principal shall not extend or postpone the due date of the monthly payments referred to in paragraphs 1 and 2 or change the amount of the payments. If under paragraph 21 the Property is acquired by Lender, Borrower's right to any insurance policies and proceeds resulting from damage to the Property prior to the acquisition shall pass to Lender to the extent of the sums secured by this Security Instrument immediately prior to the acquisition.

**6. Occupancy, Preservation, Maintenance and Protection of the Property; Borrower's Loan Application; Leaseholds.** Borrower shall occupy, establish, and use the Property as Borrower's principal residence within sixty days after the execution of this Security Instrument and shall continue to occupy the Property as Borrower's principal residence for at least one year after the date of occupancy, unless Lender otherwise agrees in writing, which consent shall not be unreasonably withheld, or unless extenuating circumstances exist which are beyond Borrower's control. Borrower shall not destroy, damage or impair the Property, allow the Property to deteriorate, or commit waste on the Property. Borrower shall be in default if any forfeiture action or proceeding, whether civil or criminal, is begun that in Lender's good faith judgment could result in forfeiture of the Property or otherwise materially impair the lien created by this Security Instrument or Lender's security interest. Borrower may cure such a default and reinstate, as provided in paragraph 18, by causing the action or proceeding to be dismissed with a ruling that, in Lender's good faith determination, precludes forfeiture of the Borrower's interest in the Property or other material impairment of the lien created by this Security Instrument or Lender's security interest. Borrower shall also be in default if Borrower, during the loan application process, gave materially false or inaccurate information or statements to Lender (or failed to provide Lender with any material information) in connection with the loan evidenced by the Note, including, but not limited to, representations concerning Borrower's occupancy of the Property as a principal residence. If this Security Instrument is on a leasehold, Borrower shall comply with all the provisions of the lease. If Borrower acquires fee title to the Property, the leasehold and the fee title shall not merge unless Lender agrees to the merger in writing.

**7. Protection of Lender's Rights in the Property.** If Borrower fails to perform the covenants and agreements contained in this Security Instrument, or there is a legal proceeding that may significantly affect Lender's rights in the Property (such as a proceeding in bankruptcy, probate, for condemnation or forfeiture or to enforce laws or regulations), then Lender may do and pay for whatever is necessary to protect the value of the Property and Lender's rights in the Property. Lender's actions may include paying any sums secured by a lien which has priority over this Security Instrument, appearing in court, paying reasonable attorneys' fees and entering on the Property to make repairs. Although Lender may take action under this paragraph 7, Lender does not have to do so.

Any amounts disbursed by Lender under this paragraph 7 shall become additional debt of Borrower secured by this Security Instrument. Unless Borrower and Lender agree to other terms of payment, these amounts shall bear interest from the date of disbursement at the Note rate and shall be payable, with interest, upon notice from Lender to Borrower requesting payment.

**8. Mortgage Insurance.** If Lender required mortgage insurance as a condition of making the loan secured by this Security Instrument, Borrower shall pay the premiums required to maintain the mortgage insurance in effect. If, for any reason, the mortgage insurance coverage required by Lender lapses or ceases to be in effect, Borrower shall pay the premiums required to obtain coverage substantially equivalent to the mortgage insurance previously in effect, at a cost substantially equivalent to the cost to Borrower of the mortgage insurance previously in effect, from an alternate mortgage insurer approved by Lender. If substantially equivalent mortgage insurance coverage is not available, Borrower shall pay to Lender each month a sum equal to one-twelfth of the yearly mortgage insurance premium being paid by Borrower when the insurance coverage lapsed or ceased to be in effect. Lender will accept, use and retain these payments as a loss reserve in lieu of mortgage insurance. Loss reserve payments may no longer be required, at the option of Lender, if mortgage insurance coverage (in the amount and for the period that Lender requires) provided by an insurer approved by Lender again becomes available and is obtained. Borrower shall pay the premiums required to maintain mortgage insurance in effect, or to provide a loss reserve, until the requirement for mortgage insurance ends in accordance with any written agreement between Borrower and Lender or applicable law.

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interest in it is sold or transferred (or if a beneficial interest in Borrower is sold or transferred and Borrower is not a natural 17. Transfer of the Property or a Beneficial Interest in Borrower. If all or any part of the Property or any  
are declared to be exchequerable.

16. Borrower's Copy. Borrower shall be given one conforming copy of the Note and of this Security Instrument and the Note can be given effect without the conflicting provision. To this end the provisions of this Security Instrument and the Note  
governing which applicable law, such conflict shall not affect other provisions of this Security Instrument or the Note which  
jurisdiction in which the Property is located. In the event that any provision of clause of this Security Instrument or the Note  
in this paragraph.

15. Governing Law; Severability. This Security Instrument shall be governed by federal law and the law of the  
provided for in this Security Instrument shall be deemed to have been given to Borrower or Lender when given as provided  
by law and by first class mail unless applicable law requires use of another method. The notice shall be delivered to the  
Property Address or any other address Borrower designates by notice to Lender. Any notice to Borrower, Any notice by  
first class mail to Lender's address stated herein for any other address Lender designates by notice to Lender. Any notice by  
Property Address or by first class mail unless Borrower designates by notice to Lender. The notice shall be given by  
mailing it by first class mail unless applicable law requires use of another method. The notice shall be delivered to the  
Ld. Notices. Any notice to Borrower provided for in this Security Instrument shall be given by delivering it or  
any preparation charge under the Note.

13. Loan Charges. If the loan secured by this Security Instrument is subject to a law which sets maximum loan  
a direct payment to Borrower, Lender may choose to make this demand by reducing the principal amount without  
be reduced to Borrower, Lender may choose to make this demand by reducing the principal amount under the Note or by making  
the charge to the permitted limit; and (b) any sums already collected from Borrower which exceed permitted limits will  
with the loan exceed the permitted limits, then: (a) any such loan charge shall be reduced by the amount necessary to reduce  
charges, and that law is finally interpreted or other loan charge is collected or to be collected in connection  
consent.

12. Successors and Assigns Bound; Joint and Several Liability; Co-signers. The covenants and agreements of  
borrower of make any accommodations with regard to the terms of this Security Instrument or the Note without the Borrower's  
sums secured by this Security Instrument; and (c) agrees that Lender and any other Borrower may agree to extend, modify,  
Borrower's interest in the Property under the terms of this Security Instrument; (b) is not personally obligated to pay the  
Instrument, but does not execute the Note; (a) is co-signing this Security Instrument only to message, print and convey that  
of paragraph 17, Borrower's covenants and agreements shall be joint and several. Any Borrower who co-signs this Security  
this Security Instrument shall bind and negatively the successors and assigns of Lender and Borrower, subject to the provisions  
a waiver of or preclude the exercise of any right or remedy.

11. Borrower Not Relesed; Forfeiture of Lender's Right to Retain or Release. Extension of the time for payment or  
modification of amortization of the sum secured by this Security Instrument granted by Lender to any successor in interest  
of Borrower shall not operate to release the liability of the original Borrower or Borrower's successors in interest. Lender  
shall not be required to release the liability of the original Borrower or Borrower's successors in interest if payment  
otherwise made pro rata among Lender and any successor in interest for extension of time for payment or  
Borrower's modification of the sum secured by this Security Instrument or any other Borrower may demand made by the original  
otherwise modified amortization of the sum secured by this Security Instrument by reason of any demand made by the original  
Borrower or Lender in exercising any right or remedy shall not be liable to Lender for any amount of the sum secured by this Security  
Instrument or the Note or Waiver. Extension of the time for payment or  
unless Lender and Borrower agree in writing, any application of proceeds to principal shall not exceed  
or to the sum secured by this Security Instrument, whether or not then due.

10. Condemnation. The proceeds of any award of claim for damages, direct or consequential, in connection with  
any condemnation or other taking of any part of the Property, or for convenience in lieu of condemnation, are hereby assigned  
give Borrower notice at the time of or prior to an inspection specifying reasonable cause for the inspection.  
9. Inspection. Lender or his agent may make reasonable entries upon and inspectors of the Property. Lender shall  
whether or not there be paid to Borrower, in the event of a partial taking of the Property in which the  
fair market value of the Property immediately before the taking is equal to or greater than the amount of the sums secured  
by this Security Instrument immediately before the taking, unless Borrower and Lender otherwise agree in writing, the sums  
secured by this Security Instrument shall be paid to Borrower, in the event of a partial taking of the Property in  
immediately before the taking. Any balance shall be paid to Borrower or Lender or the sums are otherwise pro-  
vided, the proceeds shall be applied to the sum secured by this Security Instrument whether or not the sums are due.  
If the Property is abandoned by Borrower and Lender otherwise in writing or unless otherwise provided by law, pro-  
vided the fair market value of the Property immediately before the taking is less than the amount of the sums secured in  
which the fair market value of the Property immediately before the taking is less than the amount of the sums secured in  
immediately before the taking, unless Borrower and Lender otherwise in writing or unless otherwise provided by law,  
make an award or settle a claim for damages, Borrower fails to respond to Lender within 30 days after the date the notice  
is given, Lender is authorized to collect and apply the proceeds, at its option, either to restoration or repair of the Property  
or to the sum secured by this Security Instrument, whether or not then due.

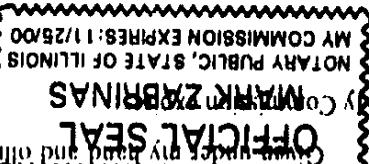
9. Inspection. Lender or his agent may make reasonable entries upon and inspectors of the Property. Lender shall  
whether or not there be paid to Lender, the proceeds shall be applied to the sum secured by this Security Instrument  
and shall be paid to Lender.

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(Space Below This Line Reserved For Lender and Recorder)



set forth.

I, *Mark Zarbrinas*, Notary Public in and for said county and state, this *26* day of *October*, *1991*, do hereby certify that *John J. Murphy*, personally known to me to be the same person(s) whose name(s) *John J. Murphy* is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that *John J. Murphy* signed and delivered the said instrument as *John J. Murphy* free and voluntary act, for the uses and purposes herein subscribed to the foregoing instrument, prepared before me this day in person, and acknowledged that *John J. Murphy* personally known to me to be the same person(s) whose name(s) *John J. Murphy* signed and delivered the said instrument as *John J. Murphy* free and voluntary act, for the uses and purposes herein

do hereby certify that *John J. Murphy*, a Notary Public in and for said county and state,

County of:

STATE OF ILLINOIS,

Social Security Number: ..... - Borrower

Social Security Number: ..... (Seal)

Social Security Number: ..... - Borrower

X *John J. Murphy* (Seal)

Witnesses:

- BY SIGNING BELOW, Borrower accepts and agrees to the terms and covenants contained in this Security Instrument and in any rider(s) executed by Borrower and recorded with it.
- [Check applicable box(es)]
- Adjustable Rate Rider
  - Condominium Rider
  - 1-4 Family Rider
  - Graduated Payment Rider
  - Planned Unit Development Rider
  - Biweekly Payment Rider
  - Balloon Rider
  - Rate Improvement Rider
  - Second Home Rider
  - Other(s) [Specify]

24. Riders to this Security Instrument. If one or more riders are executed by Borrower and recorded together with this Security Instrument, the covenants and agreements of this Security Instrument as if the rider(s) were a part of this Security Instrument and supplemental to the covenants and agreements of each such rider shall be incorporated into and shall amend with this Security Instrument, the covenants and agreements of this Security Instrument as if the rider(s) were a part of this Security Instrument and supplemental to the covenants and agreements of each such rider shall be incorporated into and shall amend

person) without Lender's prior written consent. Lender may, at its option, require immediate payment in full of all sums secured by this Security Instrument. However, this option shall not be exercised by Lender if exercise is prohibited by federal law as of the date of this Security Instrument.

If Lender exercises this option, Lender shall give Borrower notice of acceleration. The notice shall provide a period of not less than 30 days from the date the notice is delivered or mailed within which Borrower must pay all sums secured by this Security Instrument. If Borrower fails to pay these sums prior to the expiration of this period, Lender may invoke any remedies permitted by this Security Instrument without further notice or demand on Borrower.

**18. Borrower's Right to Reinstate.** If Borrower meets certain conditions, Borrower shall have the right to have enforcement of this Security Instrument discontinued at any time prior to the earlier of: (a) 5 days (or such other period as applicable law may specify for reinstatement) before sale of the Property pursuant to any power of sale contained in this Security Instrument; or (b) entry of a judgment enforcing this Security Instrument. Those conditions are that Borrower: (a) pays Lender all sums which then would be due under this Security Instrument and the Note as if no acceleration had occurred; (b) cures any default of any other covenants or agreements; (c) pays all expenses incurred in enforcing this Security Instrument, including, but not limited to, reasonable attorneys' fees; and (d) takes such action as Lender may reasonably require to assure that the lien of this Security Instrument, Lender's rights in the Property and Borrower's obligation to pay the sums secured by this Security Instrument shall continue unchanged. Upon reinstatement by Borrower, this Security Instrument and the obligations secured hereby shall remain fully effective as if no acceleration had occurred. However, this right to reinstate shall not apply in the case of acceleration under paragraph 17.

**19. Sale of Note; Change of Loan Servicer.** The Note or a partial interest in the Note (together with this Security Instrument) may be sold one or more times without prior notice to Borrower. A sale may result in a change in the entity (known as the "Loan Servicer") that collects monthly payments due under the Note and this Security Instrument. There also may be one or more changes of the Loan Servicer unrelated to a sale of the Note. If there is a change of the Loan Servicer, Borrower will be given written notice of the change in accordance with paragraph 14 above and applicable law. The notice will state the name and address of the new Loan Servicer and the address to which payments should be made. The notice will also contain any other information required by applicable law.

**20. Hazardous Substances.** Borrower shall not cause or permit the presence, use, disposal, storage, or release of any Hazardous Substances on or in the Property. Borrower shall not do, nor allow anyone else to do, anything affecting the Property that is in violation of any Environmental Law. The preceding two sentences shall not apply to the presence, use, or storage on the Property of small quantities of Hazardous Substances that are generally recognized to be appropriate to normal residential uses and to maintenance of the Property.

Borrower shall promptly give Lender written notice of any investigation, claim, demand, lawsuit or other action by any governmental or regulatory agency or private party involving the Property and any Hazardous Substance or Environmental Law of which Borrower has actual knowledge. If Borrower learns, or is notified by any governmental or regulatory authority, that any removal or other remediation of any Hazardous Substance affecting the Property is necessary, Borrower shall promptly take all necessary remedial actions in accordance with Environmental Law.

As used in this paragraph 20, "Hazardous Substances" are those substances defined as toxic or hazardous substances by Environmental Law and the following substances: gasoline, kerosene, other flammable or toxic petroleum products, toxic pesticides and herbicides, volatile solvents, materials containing asbestos or formaldehyde, and radioactive materials. As used in this paragraph 20, "Environmental Law" means federal laws and laws of the jurisdiction where the Property is located that relate to health, safety or environmental protection.

**NON-UNIFORM COVENANTS.** Borrower and Lender further covenant and agree as follows:

**21. Acceleration; Remedies.** Lender shall give notice to Borrower prior to acceleration following Borrower's breach of any covenant or agreement in this Security Instrument (but not prior to acceleration under paragraph 17 unless applicable law provides otherwise). The notice shall specify: (a) the default; (b) the action required to cure the default; (c) a date, not less than 30 days from the date the notice is given to Borrower, by which the default must be cured; and (d) that failure to cure the default on or before the date specified in the notice may result in acceleration of the sums secured by this Security Instrument, foreclosure by judicial proceeding and sale of the Property. The notice shall further inform Borrower of the right to reinstate after acceleration and the right to assert in the foreclosure proceeding the non-existence of a default or any other defense of Borrower to acceleration and foreclosure. If the default is not cured on or before the date specified in the notice, Lender at its option may require immediate payment in full of all sums secured by this Security Instrument without further demand and may foreclose this Security Instrument by judicial proceeding. Lender shall be entitled to collect all expenses incurred in pursuing the remedies provided in this paragraph 21, including, but not limited to, reasonable attorneys' fees and costs of title evidence.

**22. Release.** Upon payment of all sums secured by this Security Instrument, Lender shall release this Security Instrument without charge to Borrower. Borrower shall pay any recordation costs.

**23. Waiver of Homestead.** Borrower waives all right of homestead exemption in the Property.



One North LaSalle Street, Suite 3030

Chicago, Illinois 60602

Order #: 7253-69      Prepared for: Wolf Financial  
Attn: Nick

Placed: 9-10-97

Reference: Wingo

*"Exhibit A"*

## Property Report

Property: 1340 East 76th Street, Chicago, Illinois 60619 County: Cook

Legal Description: Lot 20 in Block 39 in Cornell Subdivision in Section 26 and 35, Township 38 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Permanent Index Number(s): 20-26-402-031

Owner(s) of Record: Charles W. Wingo and  
Maude Wingo, as joint tenants

## Property Search

Document No.	Grantor	Grantee	Inst	Dated	Recorded	Remarks
21145714	Dorothy Sorenson F/K/A Dorothy J. Wilford wife of Wilbur G. Wilford, deceased, and Robert J. Sorenson, her husband	Charles W. Wingo and Maude Wingo, as joint tenants	WD	4-23-70	4-28-70	
96143563	Tanya Wingo	TMS Mortgage, Inc D/B/A The Money Store	MTO	2-22-96	2-26-96	\$ 36,000.00

## 1 Year Tax Search

Tax Number	Assessor	Tax Years	Date Due	Amount	Status
20-26-402-031	Tanya Wingo 1340 East 76th Street Chicago, Illinois 60619	1996 (1st Inst)	3-4-97	\$ 213.58	Paid

Covering Records through  
**9-2-97**

The above information was compiled from public records. It is expressly understood that this is not a Title Insurance Policy and should not be relied upon as such.  
Limitation of liability "E & O Coverage" of One Million Dollars through Lloyd's of London. \*usw

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Property of Cook County Clerk's Office