

UNOFFICIAL COPY

99079887

9 4 20412 03 001 Page 1 of 2  
1999-01-25 14:43:23  
Cook County Recorder 23.50



when recorded return to:  
Nationwide Title Clearing  
420 N. Brand Blvd. 4th Fl  
Glendale, CA 91203  
SecFed#:1201725  
GMAC#:306133568  
Inv/Pool:FNMA

ASSIGNMENT OF MORTGAGE

FOR GOOD AND VALUABLE CONSIDERATION, the sufficiency of which is hereby acknowledged, the undersigned, SECURITY FEDERAL BANK, a Federal Savings Bank, whose address is 9321 Wicker Ave., St. John, IN 46373, (assignor), by these presents does convey, grant, sell, assign, transfer and set over the described mortgage/deed of trust together with the certain note(s) described therein together with all interest secured thereby, all liens, and any rights due or to become due thereon to GMAC MORTGAGE CORPORATION, a Pennsylvania Corporation with offices located at 3451 Hammond Avenue, Waterloo, IA 50702 its successors or assigns, (assignee). Said mortgage bearing the date 07/15/93, made by JOHN S PROVENZA AND CATHERINE M PROVENZA to MAJESTIC MORTGAGE CORPORATION and recorded in the Recorder or Registrar of Titles of COOK County, Illinois in Book Page as Instr# 93606367 upon the property situated in said State and County as more fully described in said mortgage or herein to wit:  
SEE EXHIBIT A ATTACHED

commonly known as:12 WEST LONNQUIST BOULEVA  
01/04/99 MOUNT PROSP,IL 60056 08-12-321-015  
SECURITY FEDERAL BANK, a Federal Savings Bank  
f/k/a Security Federal Savings and Loan Association of Lake County

By: [Signature]  
Kansas Wilson Vice President

STATE OF CALIFORNIA COUNTY OF LOS ANGELES  
The foregoing instrument was acknowledged before me this 4th day of January, 1999, by Kansas Wilson of SECURITY FEDERAL BANK, a Federal Savings Bank f/k/a Security Federal Savings and Loan Association of Lake County on behalf of said CORPORATION.

[Signature] Notary Public  
My Commission Expires:02/26/1999  
Prepared by:  
M.Hoy/NTC, 420 N. Brand Bl, 4th Fl, Glendale, CA 91203 (800)346-9152  
SECFD BM 153BM

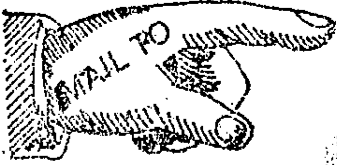


SVP  
OTPD  
M/VES

02 L# 1201705

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MAJESTIC MORTGAGE CORP  
309 North Seymour  
Mundelein Ill 60060

(Space Above This Line For Recording Data)

93606367

MORTGAGE

THIS MORTGAGE ("Security Instrument") is given on July 15th, 1993  
The mortgagor is JOHN S. PROVENZA AND CATHERINE M. PROVENZA, HUSBAND AND WIFE

(Borrower). This Security Instrument is given to  
MAJESTIC MORTGAGE CORPORATION, IT'S SUCCESSORS AND/OR ASSIGNS, which is organized and existing  
under the laws of THE STATE OF ILLINOIS, and whose address is  
309 NORTH SEYMOUR MUNDELEIN, ILLINOIS 60060 (Lender).

Borrower owes Lender the principal sum of  
One Hundred Fifty Thousand and 00/100

Dollars (U.S. \$ 150,000.00). 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 August 1st, 2008  
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 and Lender's successors and assigns, with power of sale, the follow-  
ing described property located in COOK County, Illinois:

PIN# 08-12-321-015  
LOT 30 IN HIAWATHA TRAIL, A SUBDIVISION OF PART OF THE  
SOUTHWEST 1/4 OF SECTION 12, TOWNSHIP 41 NORTH, RANGE 11,  
EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY,  
ILLINOIS.

DEPT-01 RECORDING \$27.50  
T#1111 TRAN 1030 08/03/93 12:34:00  
#1772 # -93-606367  
COOK COUNTY RECORDER

which has the address of 12 WEST LONNQUIST BOULEVARD MOUNT PROSPECT  
Illinois 60056 (Street) (City)  
(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.

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 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") for: (a) yearly taxes and assessments which  
may attain priority over this Security Instrument as a lien on the Property; (b) yearly leasehold payments or ground rents on the Property, if  
any; (c) yearly hazard or property insurance premiums; (d) yearly flood insurance premiums, if any; (e) yearly mortgage insurance premiums,  
if any; and (f) any sums payable by Borrower to Lender, in accordance with the provisions of paragraph 8, in lieu of the payment of mortgage  
insurance premiums. These items are called "Escrow Items." Lender may, at any time, collect and hold Funds in an amount not to exceed the  
maximum amount a lender for a federally related mortgage loan may require for Borrower's escrow account under the federal Real Estate  
Settlement Procedures Act of 1974 as amended from time to time, 12 U.S.C. Section 2601 et seq. ("RESPA"), unless another law that ap-  
plies to the Funds sets a lesser amount. If so, Lender may, at any time, 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 reasonable estimates of expenditures of future  
Escrow Items or otherwise in accordance with applicable law.

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