



99314243

R E L E A S E O F M O R T G A G E

KNOW ALL MEN BY THESE PRESENTS: THAT ATLANTIC MORTGAGE & INVESTMENT CORPORATION

A CORPORATION EXISTING UNDER THE LAWS OF THE STATE OF FLORIDA
THE OWNER AND HOLDER OF A CERTAIN MORTGAGE DEED EXECUTED BY
OTIS WALKER
DOROTHY WALKER
TO
COMBINED MORTGAGE SERVICES, INC.
BEARING DATE OF 12/20/83 RECORDED IN BOOK ,
PAGE , ON 12/22/83 DOCUMENT 26905803 IN THE OFFICE OF THE
COUNTY RECORDER OF COOK COUNTY STATE OF ILLINOIS SECURING A
CERTAIN NOTE IN THE PRINCIPAL SUM OF \$40,450
DOLLARS, AND CERTAIN PROMISES AND OBLIGATIONS SET FORTH IN SAID MORTGAGE
DEED, UPON THE PROPERTY SITUATE IN SAID STATE AND COUNTY DESCRIBED AS
FOLLOWS, TO-WIT:
SEE LEGAL ATTACHED:
PIN: 16-04-320-033, VOL 544
HEREBY ACKNOWLEDGES FULL PAYMENT AND SATISFACTION OF SAID NOTE AND
MORTGAGE DEED, AND SURRENDERS THE SAME AS CANCELLED, AND HEREBY
DIRECTS THE COUNTY RECORDER TO CANCEL THE SAME OF RECORD.

IN WITNESS WHEREOF THE SAID CORPORATION HAS CAUSED
THESE PRESENTS TO BE EXECUTED IN ITS NAME, AND ITS
CORPORATE SEAL TO BE HEREUNTO AFFIXED, BY ITS PROPER
OFFICERS THEREUNTO DULY AUTHORIZED, ON NOVEMBER 24, 1998

ATLANTIC MORTGAGE & INVESTMENT CORPORATION

BY: CAROL MOSS
ASST. VICE PRESIDENT

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Property of Cook County Clerk's Office

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November 1, 2005
Cook County Clerk's Office
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This form is used in connection with mortgages issued under the one to four-family provisions of the National Housing Act.

THIS INDENTURE, Made this 20th day of DECEMBER 1983 between OTIS WALKER AND DOROTHY J. WALKER, HUSBAND AND WIFE, COMBINED MORTGAGE SERVICES, INC., Mortgagor, and a corporation organized and existing under the laws of THE STATE OF ILLINOIS Mortgagee.

WITNESSETH: That whereas the Mortgagor is justly indebted to the Mortgagee, as is evidenced by a certain promissory note bearing even date herewith, in the principal sum of FORTY THOUSAND FOUR HUNDRED FIFTY AND NO/100----- Dollars (\$ 40,450.00-----),

TWELVE AND ONE payable with interest at the rate of HALF per centum (---12.50---%) per annum on the unpaid balance until paid, and made payable to the order of the Mortgagee at its office in OAK PARK, ILLINOIS 60302 or at such other place as the holder may designate in writing, and delivered; the said principal and interest being payable in monthly installments of FOUR HUNDRED THIRTY ONE AND 71/100----- Dollars (\$ 431.71-----) on the first day of FEBRUARY, 1984, and a like sum on the first day of each and every month thereafter until the note is fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable on the first day of JANUARY, 2014.

NOW, THEREFORE, the said Mortgagor, for the better securing of the payment of the said principal sum of money and interest and the performance of the covenants and agreements herein contained, does by these presents MORTGAGE and WARRANT unto the Mortgagee, its successors or assigns, the following described Real Estate, to wit: lying, and being in the county of COOK and the State of Illinois, to wit:

LOT 23 IN DAYTON'S RESUBDIVISION OF LOTS 13 TO 24 INCLUSIVE IN BLOCK 1 AND OF LOTS 1 TO 24 INCLUSIVE OF BLOCK 2 ALL IN SUBDIVISION OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 AND THAT PART OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 LYING EAST OF THE WEST 1200.2 FEET THEREOF IN SECTION 4, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

RECORD AND RETURN TO:
COMBINED MORTGAGE SERVICES, INC.
1515 N. HARLEM AVENUE, SUITE 404
OAK PARK, ILLINOIS 60302

PREPARED BY:
DIANE DAHMS
OAK PARK, IL 60302

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging, and the rents, issues, and profits thereof; and all apparatus and fixtures of every kind for the purpose of supplying or distributing heat, light, water, or power, and all plumbing and other fixtures in, or that may be placed in, any building now or hereafter standing on said land, and also all the estate, right, title, and interest of the said Mortgagor in and to said premises.

TO HAVE AND TO HOLD the above-described premises, with the appurtenances and fixtures, unto the said Mortgagee, its successors and assigns, forever, for the purposes and uses herein set forth, free from all rights and benefits under and by virtue of the Homestead Exemption Laws of the State of Illinois, which said rights and benefits the said Mortgagor does hereby expressly release and waive.

AND SAID MORTGAGOR covenants and agrees:

To keep said premises in good repair, and not to do, or permit to be done, upon said premises, anything that may impair the value thereof, or of the security intended to be effected by virtue of this instrument; not to suffer any lien of mechanics men or material men to attach to said premises; to pay to the Mortgagee, as hereinafter provided, until said note is fully paid, (1) a sum sufficient to pay all taxes and assessments on said premises, or any tax or assessment that may be levied by authority of the State of Illinois, or of the County, town, village, or city in which the said land is situate, upon the Mortgagor on account of the ownership thereof; (2) a sum sufficient to keep all buildings that may at any time be on said premises, during the continuance of said indebtedness, insured for the benefit of the Mortgagee in such forms of insurance, and in such amounts, as may be required by the Mortgagee.

In case of the refusal or neglect of the Mortgagor to make such payments, or to satisfy any prior lien or incumbrance other than that for taxes or assessments on said premises, or to keep said premises in good repair, the Mortgagee may pay such taxes, assessments, and insurance premiums, when due, and may make such repairs to the property herein mortgaged as in its discretion it may deem necessary for the proper preservation thereof, and any moneys so paid or expended shall become so much additional indebtedness, secured by this mortgage, to be paid out of proceeds of the sale of the mortgaged premises, if not otherwise paid by the Mortgagor.

It is expressly provided, however (all other provisions of this mortgage to the contrary notwithstanding), that the Mortgagee shall not be required nor shall it have the right to pay, discharge, or remove any tax, assessment, or tax lien upon or against the premises described herein or any part thereof or the improvements situated thereon, so long as the Mortgagor shall, in good faith, contest the same or the validity thereof by appropriate legal proceedings brought in a court of competent jurisdiction, which shall operate to prevent the collection of the tax, assessment, or lien so contested and the sale or forfeiture of the said premises or any part thereof to satisfy the same.

Replaces FHA-2116M, which may be used until supply is exhausted

STATE OF ILLINOIS
HUD-92116M (5-80)