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REQUIRES CERTIFICATE OF EXEMPTION OR CERTIFICATE OF COMPLIANCE

DOES NOT REQUIRE CERTIFICATE OF EXEMPTION OR CERTIFICATE OF COMPLIANCE

<p>Basically any brand new loan on real estate dated or excuted (signed) on or after 7-1-10. Note: only attach one Certificate per document.</p>	<p>Basically any document affecting a pre-existing loan on real estate and in no way creating a brand new loan.</p>								
<p>Bridge Loan Deed of Trust Commercial Mortgage Construction Mortgage First Mortgage Forgivable Mortgage Home Equity Line of Credit Home Equity Loan Junior Mortgage Line of Credit Loan Agreement Mortgage Mortgage Agreement Mortgage and Balloon Payment Mortgage and Security Agreement (combination document) Mortgage and Assignment of Rents (combination document) Mortgage and Fixture Filing (combination document) Mortgage by Corporation Mortgage or Trust Deed to Secure a Bail Bond Open End Mortgage Private Mortgage (Must contact ILAPLD) Purchase Money Mortgage Residential Mortgage Reverse Mortgage Revolving Credit Mortgage Second Mortgage (or Third Mortgage) Security Agreement Senior Mortgage Small Business Administration (SBA) Loan Subordinate Trust Deed (acts as a new second mortgage) Subordinate Mortgage (acts as a new second mortgage) Trust Deed</p>	<p>Amended or Restated Mortgage (changes to an existing mortgage) Amendment of Mortgage (changes to an existing mortgage) Assignment of Beneficial Interest (ABI) Assignment of Mortgage (assigns an existing mortgage) Assignment of Rents or Assignment of Rents and Leases Assumption of Mortgage (changes to an existing mortgage) Chattel Mortgage (Loan secured by personal property, is not real estate) Conditional Trust Agreement (forgivable donation) Extension Agreement or Mortgage Extension Agreement Installment Agreement (for Deed) Modification of Mortgage (changes to existing mortgage) Novation Agreement (substitution of debtors) Recapture Agreement IHDA (for Illinois Hardest Hit Fund) Release of Mortgage (releases an existing mortgage) Subordination of Mortgage Subordination Agreement Uniform Commercial Code (UCC) Financing Statement</p>								
	<p>LIS PENDENS</p>								
	<p>If any Lis Pendens for a residential mortgage foreclosure is recorded on a property within the program area, a Certificate of Service must be simultaneously recorded that affirms that a copy of the Lis Pendens was filed with the Department. 765ILCS77/70</p> <p>Types of Lis Pendens that do not require Certificates of Service:</p> <table style="width: 100%; border: none;"> <tr> <td style="width: 50%;">Commercial Mortgage</td> <td style="width: 50%;">Eminent Domain</td> </tr> <tr> <td>Condemnation</td> <td>Mechanics Lien</td> </tr> <tr> <td>Demolition</td> <td>Probate</td> </tr> <tr> <td>Dissolution of Marriage</td> <td>Tax Deeds</td> </tr> </table>	Commercial Mortgage	Eminent Domain	Condemnation	Mechanics Lien	Demolition	Probate	Dissolution of Marriage	Tax Deeds
Commercial Mortgage	Eminent Domain								
Condemnation	Mechanics Lien								
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Certificate may be copied to use for a same borrower's simultaneous HELOC (Home Equity Line of Credit)