

**SB0069**



**97TH GENERAL ASSEMBLY**

**State of Illinois**

**2011 and 2012**

**SB0069**

Introduced 1/27/2011, by Sen. Ira I. Silverstein

**SYNOPSIS AS INTRODUCED:**

735 ILCS 5/15-1511

from Ch. 110, par. 15-1511

Amends the Code of Civil Procedure. Provides that in the event of the foreclosure of residential real estate, a mortgagee is prohibited from obtaining a personal judgment against the mortgagor for a deficiency.

LRB097 00129 AJO 40170 b

**A BILL FOR**

1 AN ACT concerning civil law.

2 **Be it enacted by the People of the State of Illinois,**  
3 **represented in the General Assembly:**

4 Section 5. The Code of Civil Procedure is amended by  
5 changing Section 15-1511 as follows:

6 (735 ILCS 5/15-1511) (from Ch. 110, par. 15-1511)

7 Sec. 15-1511. Deficiency.

8 (a) Except as expressly prohibited in subsection (b) and as  
9 expressly prohibited by this Article, foreclosure of a mortgage  
10 does not affect a mortgagee's rights, if any, to obtain a  
11 personal judgment against any person for a deficiency.

12 (b) In the event of the foreclosure of residential real  
13 estate, a mortgagee is prohibited from obtaining a personal  
14 judgment against the mortgagor for a deficiency.

15 (Source: P.A. 84-1462.)