



October 30, 2024

Dear Valued Mortgage Customer:

Thank you for choosing Morton Community Bank for your home mortgage needs. We are writing to remind you that in November of each year we perform an analysis of your escrow account. This analysis ensures that your monthly escrow payments accurately reflect the funds needed to pay the taxes and insurance associated with your property. The analysis is completed in November so that we can provide you with timely notification of any payment changes that will be effective **beginning with your January 2025 payment**. Did you know that you can setup alerts related to escrow in mobile banking? Please review the back of this letter to see how to establish alerts.

When you receive your escrow analysis statement in November, it will indicate the actual escrow payments made from your account in 2024, as well as project your 2025 escrow payment requirements.

If you have an overage or shortage of LESS than \$50, you will not be required to do anything. The overage/shortage will be carried over to 2025 and spread throughout the year.

If you have a shortage OVER \$50, you will not be required to do anything. We will automatically adjust your monthly payment amount to collect the shortage over the following year.

- Or, if you prefer to pay the shortage in a **'lump sum catch-up'** payment, you need to pay the shortage amount by **December 13, 2024**. If you determine the 'lump sum catch-up' is your preference, escrow payments for 2025 will be the lower payment outlined in the escrow analysis.

If you have an overage of greater than \$50, you will be mailed a check for the overage amount.

Please review your contact information and provide us updated information, such as email addresses.

We realize this information can be confusing, so we invite anyone who has questions relative to the analysis or future payments to call us at (309)284-1382.

Sincerely,

Tim Dwyer
Senior Vice President
Chief Retail Lending Officer
NMLS #677630

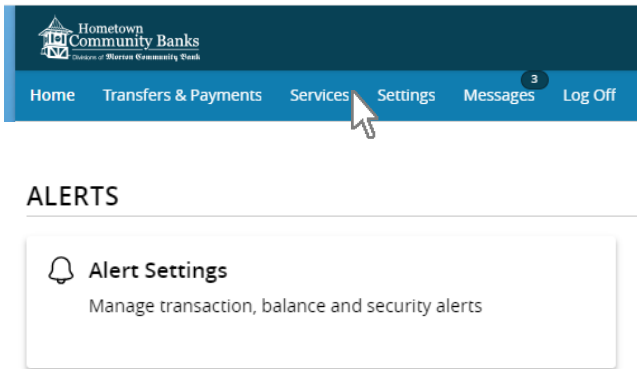


Morton Community Bank is an Illinois Chartered Bank which includes **Clock Tower Community Bank** and all your **Hometown Community Banks**

Get Escrow Account Alerts with Online Banking.

Let's set up alerts for your escrow account.

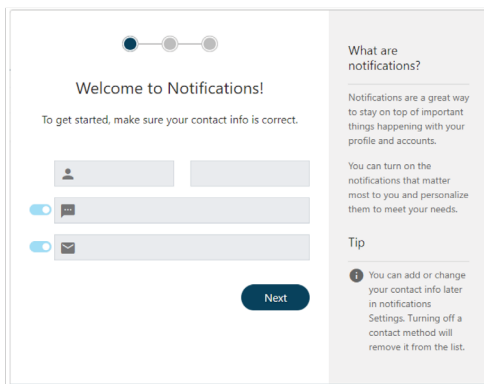
1. In your online banking profile, select Menu > Settings > Alert Settings.



2. If you haven't already, enroll for alert by clicking [Manage Account Alerts]. Fill out the information.

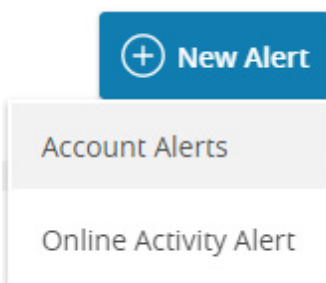
Get informed of things happening with your account securely and in real-time. Click the button below to create, edit, enable and disable real-time alerts.

Manage Account Alerts



The screenshot shows a 'Welcome to Notifications' form. It includes a progress indicator, a 'Next' button, and a 'Manage Account Alerts' button. The form asks for contact information and provides instructions on how to manage notifications.

If you have already enrolled for alerts, select New Alert > Accounts Alerts



3. Select or search the alert(s) you wish to enable

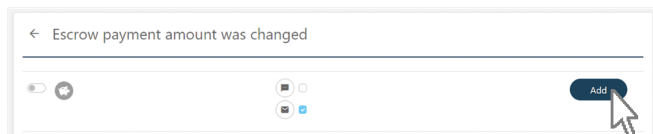
- Escrow refund check issued
- Escrow payment amount was changed

Then slide the toggle to the right.



4. Review the account. Select the delivery method either text and/or email. Then click [Add].

The alert is now set up in your account and will be visible.



5. Alerts can be removed from an account by simply sliding the alert toggle to the left.

