

AGREEMENT FOR LIEN

UNOFFICIAL COPY

00657908



00657908

This Agreement entered into the dates as set forth below by and between JOHN H. FINLEY, 4318 Eastwood, Gurnee, IL 60031 and MARY GRAHAM, 2937 West 139th Place, Blue Island, IL 60406, witnesseth;

00657908

5619/0200 81 001 Page 1 of 2 2000-08-25 12:58:03 Cook County Recorder 23.50

WHEREAS the parties hereto are joint owners of the following described property improved with a single family residence:

Lot 10 in Block 4 in California Gardens, In the North Half (1/2) of the Southwest Quarter (1/4) of Section 1, Township 36 North, Range 13, East of the Third Principal Meridian, according to plat thereof registered in the office of the Registrar of Titles of Cook County, Illinois, on April 27, 1954, as document number 1519870, commonly known as 2937 West 139th Place, Blue Island, Illinois 60406.

PIN 28-01-318-008-0006, and.

WHEREAS FINLEY has expended his own funds to improve and secure the property as follows:

1. Installation of a new Heating & Air Conditioning system through AABAL Company	\$4,150.00
2. Installation of an alarm system through AT&T	256.00
3. Repair of the garage.	1,300.00
4. Preparation and installation of new side drive cement pavement	5,200.00
5. Installation in the future of a new entrance door when received.	527.00

TOTAL MONIES EXPENDED TO IMPROVE THE PROPERTY	\$11,433.00
	=====

and, WHEREAS FINLEY has delivered and paid directly to MARY GRAHAM as and for a loan the sum of \$5,000.00 for her use as she sees fit; and,

WHEREAS the Parties hereto desire that the above sums of money totaling \$16,433.00 become a prior lien upon the Property and paid first and prior to any distribution between the parties upon sale or otherwise; and,

WHEREAS FINLEY may be required in the future to expend additional monies for the improvement and enhancement of the Property and the Parties desire that those sums shall also become a lien upon the Property and paid first and prior to any distribution between the parties upon sale or otherwise.

NOW THEREFOR, in consideration of the premises and other good and valuable considerations paid each by the other, receipt whereof is hereby acknowledged, it is agreed as follows:

1. The sum of \$16,433.00 shall be and is hereby declared a lien upon the Property to be paid to FINLEY prior to any disbursements between the Parties hereto by reason of sale or otherwise at any time hereafter.

INITIALS M. G.

J. F.

UNOFFICIAL COPY

AGREEMENT FOR LIEN, 2937 W. 139th PLACE, BLUE ISLAND, IL 60406, PARTIES:
MARY GRAHAM & JOHN H. FINLEY

- 2. That any sums FINLEY may expend in the future for the improvement, upkeep and maintenance of the Property shall become upon such expenditure a lien at the time of the expenditure for said monies so expended in the nature and with the priority as stated in paragraph numbered 1 immediately above.
- 3. That such sums expended by FINLEY as above described also be a lien on the Property prior to and before any other person's or entities' liens, judgments, mortgages, encumbrances or distribution to heirs or assigns which may arise hereafter.
- 4. That upon request by FINLEY, GRAHAM shall execute a good and sufficient mortgage document evidencing further the securing of the expenditures as stated herein.

IN WITNESS WHEREOF the undersigned have hereunto set their hands and seals the day and year set forth adjacent to their signatures below.

Mary Graham
MARY GRAHAM

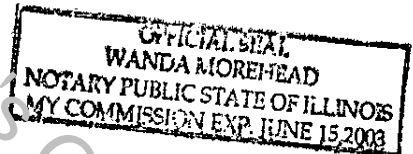
Date: 8-17-00

John H. Finley
JOHN H. FINLEY

Date: 8-17-00

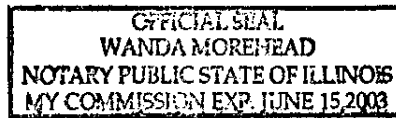
State of Illinois, County of COOK, ss: I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that MARY GRAHAM, a widow, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth.

Wanda Morehead
Notary Public



State of Illinois, County of COOK, ss: I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that JOHN H. FINLEY, a married person, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth.

Wanda Morehead
Notary Public



MAIL TO:
MARY GRAHAM
2937 W 139th PL
BLUE ISLAND, IL 60406