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Evanston, IL 60204

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BID DRETLING

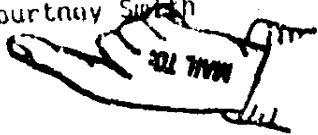
When received return to

NBD Bank

1603 Orrington Ave.

Evanston, IL 60204

My Commission Expires 6-6-93



2350

EXHIBIT "A" LEGAL DESCRIPTION

03023172

DEPT-01
140013 TRAN 0050
00116 * -03
COOK COUNTY REC

LOT 1 IN BLOCK 2 IN MC-CABE AND SONS PARK RIDGE CREST, BEING A SUBDIVISION OF LOT 3 IN DIVISION OF 42 ACRES OF LAND THE WEST LINE DRAWN PARALLEL WITH THE EAST LINE THEREOF AND BEING ALL OF LOT 1 IN THE ASSESSOR'S DIVISION OF THE NORTHEAST 1/4 OF SECTION 2, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED FEBRUARY 15, 1928 AS DOCUMENT 9927835 IN COOK COUNTY, ILLINOIS.

PIN: 12-02-217-018

Office of Cook County Clerk's Office

~~RECORDED~~

COOK COUNTY RECORDER
*03-023172
*0116 * -03-023172
140013 TRAN 0050 12/14/93 15:17:00
R DEPT-01

03023172

00:17:00 12/14/93 15:17:00
15:17:00

~~RECORDED~~

30531AS

UNOFFICIAL COPY

Joint Tenants

* Patricia M. Purcell, His Wife

Subscribed and sworn to before me this day in and for the above county and state, certify that Michael F. Purcell and Patricia M. Purcell, His Wife, signed and delivered the instrument as their free and voluntary act for the use and purposes therein set forth.

STATE OF ILLINOIS COUNTY OF COOK I, Digi Cook, a notary public in and for the above county and state, certify that Michael F. Purcell and Patricia M. Purcell, His Wife, signed and delivered the instrument as their free and voluntary act for the use and purposes therein set forth.

Print Name: Michael F. Purcell
Print Name: Patricia M. Purcell
Witnesses: Debra A. Purcell, Michael F. Purcell

By Signing Below, You Agree to All the Terms of This Mortgage.
(6) Keep the Property covered by flood insurance if it is located in a specially designated flood hazard zone.

(5) Keep the Property insured against loss or damage caused by fire or other hazards with an insurance carrier acceptable to us. The insurance policy shall be payable to us and name us as insured mortgagee for the amount of your loan. You must deliver a copy of the policy to us if we request it. If you do not obtain insurance, or pay the premiums, we may do so and add what we have paid to the amount you owe us under your Agreement. At our option, the insurance proceeds may be applied to the balance of the loan, whether or not due, or to the rebuilding of the Property.

(4) Keep the Property in good repair and not damage, destroy or substantially change the Property.
(3) Not execute any mortgage, security agreement, assignment of leases and rentals or other agreement granting a lien against your interest in the Property without our prior written consent, and then only when the document granting that lien expressly provides that it shall be subject to the lien of this Mortgage.

(2) Pay all taxes, assessments and liens that are assessed against the Property when they are due. If you do not pay the taxes, assessments or liens, we can pay them, if we choose, and add what we have paid to the amount you owe us under your Agreement with interest to be paid as provided in that Agreement.
(1) Environmental Condition. You shall not cause or permit the presence, use, disposal or release of any hazardous substances on or in the Property. You shall not do, or allow anyone else to do, anything affecting the Property that is in violation of any environmental law. You shall promptly give us written notice of any investigation, claim, demand, lawsuit or other action by any governmental or regulatory agency or private party involving the Property or release of any hazardous substance on the Property. If you are notified by any governmental or regulatory agency that any removal or remediation of any hazardous substance affecting the Property is necessary, you shall promptly take all reasonable steps to comply with applicable environmental laws.

(B) Security. You owe the Bank the principal sum of \$ 50,000.00 or the aggregate unpaid amount of all loans and disbursements made by the Bank to you pursuant to a Home Equity Credit Agreement and Disclosure Statement or Installment Loan and Security Agreement ("Agreement") dated NOV 26 1993, which is incorporated herein by reference. Interest on the outstanding principal shall be calculated on a fixed or variable rate as referenced by that Agreement. As security for all amounts due to us under that Agreement, including all future advances made within 20 years from the date hereof and all extensions, amendments, renewals, modifications of that Agreement, not to exceed the maximum principal sum of \$ 50,000.00, all of which future advances shall have the same priority as the original loan, you convey, mortgage and warrant to us subject to liens of record, the Property located in the City of Park Ridge Cook County, Illinois described as:

Permanent Index No. 12-01-27-018
Property Address 1320 S. Ashland Park Ridge, IL 60068
See Exhibit "A" attached and made a part hereof
DEPT-01 RECORDING \$23.50
140013 TRAN 0048 12/14/93 15:03:00 \$4006
DEPT-01 and the Mortgage, NBD Bank, whose address is 1320 S. Ashland Park Ridge, IL 60068

(A) Definitions.
(1) The words "borrower", "you" or "yours" mean each Mortgagee, whether single or joint, who signs the Agreement.
(2) The words "we", "us", "our" and "Bank" mean the Mortgagee and its successors or assigns.
(3) The word "Property" means the land described below. Property includes all buildings and improvements now on the land or built in the future. Property also includes anything attached to or used in connection with the land or attached or improvements and improvements now on the land or built in the future, as well as proceeds, rents, income, royalties, etc. Property also includes all other rights in real or personal property you may have as owner of the land, including all mineral, oil, gas and/or water rights.

This Mortgage is made on November 26 1993, between the Mortgagee(s), Michael F. Purcell and Patricia M. Purcell, His Wife as Joint Tenants and the Mortgage, NBD Bank, whose address is 1320 S. Ashland Park Ridge, IL 60068

Mortgage (Installment Loan or Line of Credit) - Illinois
NBD Bank
3023122