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0622820210

Doc#: 0622820210 Fee: \$50.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 08/16/2006 02:09 PM Pg: 1 of 3

MORTGAGE

Loan No:

492500 313

"Security instrument" means this document, which is dated July 31, 2006

Borrower is Brian Williams,

"Lender" (seller) is Eric Carney,

"Note" means the promissory note signed by Borrower and dated July 31, 2006. The Note states that Borrower owes Lender Twenty-seven thousand and 00/100 Dollars (U.S. \$27,000.00) plus interest. Borrower has promised to pay this debt in regular periodic Payments and to pay the debt in full not later than August 1, 2036

"Property" means the property that is described below under the heading "Transfer of Rights in the Property."

"Loan" means the debt evidenced by the Note, plus interest, any prepayment charges and late charges due under the Note, and all sums due under this Security Instrument that are executed by Borrower.

"Periodic Payment" means the regularly scheduled amount due to principal and interest under the Note.

TRANSFER OF RIGHTS IN THE PROPERTY

Borrower does hereby mortgage, grant and convey to LENDER and to the successors and assigns of LENDER, the following described property located in the county of COOK, ILLINOIS:

Legal Description Attached Hereto And Made A Part Hereto As Exhibit A.

Parcel ID Number:
address of 11250 S. Parnell Ave, CHICAGO

which currently has the
Illinois 60628

25-21-112-029

395
C.F.

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SCHEDULE A
ALTA Commitment
File No.: 492500

LEGAL DESCRIPTION

The South ½ of Lot 20 and all of Lot 21 in Block 13 in Sheldon Heights, a subdivision of the Northwest ¼ of Section 21, Township 37 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois

Property of Cook County Clerk's Office



Authorized Signature

STEWART TITLE COMPANY

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Together with all the improvements now or hereafter erected on the property, and all easements, appurtenances, and fixtures now or hereafter a part of the property. All replacements and additions shall also be covered by this Security Instrument. All of the foregoing is referred to in this Security Instrument as the "Property." Borrower understands and agrees that Lender holds title only in Second lien position to the interests granted by borrower in this Security Instrument. Lender has the right to exercise any or all interest, including, but not limited to, the right to foreclose and to take action required of Lender including, but not limited to, releasing and canceling this Security Instrument.

Borrower shall pay when due the principal of, and interest on, the debt evidenced by the Note and any prepayment charges and late charges due under the Note.

Payments shall be made to Eric Carney and sent to 11701 Mara Lynn Rd., #131, Little Rock, Arkansas 72211.

Borrower shall pay all taxes, assessments, charges, fines and impositions attributable to the Property which can attain priority over this Security Instrument.

Borrower shall keep the improvements now existing or hereafter erected on the Property insured against loss by fire, hazards included within the term "extended coverage," and any other hazards including, but not limited to, earthquakes and floods, for which Lender requires insurance.


Borrower shall occupy, establish, and use the Property as Borrowers's Principal residence within 60 days after the execution of this Security Instrument and shall continue to occupy the Property as principal residence, unless Lender otherwise agrees in writing, which consent shall not be unreasonably withheld, or unless extenuation circumstances exist which are beyond Borrower's control.

Borrower shall not destroy, damage or impair the Property, allow the Property to deteriorate or commit waste on the Property. Whether or not Borrower is residing in the Property, Borrower shall maintain the Property in order to prevent the Property from deteriorating or decreasing in value due to its condition.

Borrower shall be given one copy of the Note and of the Security Instrument.

Upon payment of all sums secured by this Security Instrument, Lender shall release this Security Instrument. Borrower shall pay any recordation costs.

BY SIGNING BELOW, Borrower accepts and agrees to the terms and covenants contained in this Security Instrument.



Brian Williams