UNOFFICIAL COPY

MORTGAGE

THIS AGREEMENT made this 31st day of August, 2007 between Daniel J. Pienta, of 5521 West 110th Street, Unit # 9, Oak Lawn Illinois 60453, herein referred to as "Mortgagors", and CHICAGO LAND SALES COMPANY, an Illinois Corporation, 100 N. LaSalle, Suite 1111, Chicago, Illinois 60602, herein referred to as "Mortgagee", witnesseth:

THAT WHEREAS the Mortgagors are justly indebted to the Mortgagee upon the installment note of even date herewith, in the principal sum of Five Thousand Four Hundred Fifty Three Dollars & 65/160 (\$5,453.65), payable to the order of and delivered to the Mortgagee, in and by which note the Mortgagors processe to pay the said principal sum and interest at ine rate and in installments as provided in said note, with a final payment of the balance due on the 71st day of August, 2010, and all said principal and interest are made payable at such place as the holders of the note may, from time to time, in writing appoint, and in absence of such appointment, then at the office of the Mortgagee at 100 N. LaSalle, Suite 1111, Chicago, Illinois 60602



Doc#: 0726310128 Fee: \$26.00 Eugene "Gene" Moore RHSP Fee: \$10.00 Cook County Recorder of Deeds
Date: 09/20/2007 02:15 PM Pg: 1 of 2

LASALLE TITLE FILE # <u>LTQ(02</u>7

THIS IS A COMMERCIAL MORTGAGE SECURING AN INTEREST IN VACANT LAND.

NOW, THEREFORE, the Mortgagors to secure the payment of the said principal sum of money and said interest in accordance with the terms, provisions and limitations of this mortgage, and the performance of the covenants and agreements herein contained, by the Mortgagors to be performed, and also in consideration of the sum of One Dollar in hand paid, the receipt whereof is hereby acknowledged, do by these presents CONVEY AND WARRANT unto the Mortgagee, and the Mortgagee's successors and assigns, the following described Real Estate and all of their estate, right, title and interest therein, sutiate, lying and being in the City of Chicago, County of Cook, State of Illinois, to wit:

Lot 2 in Resubdivision of Lots 516 to 520 inclusive, in Weddell and Cox's Addition to Engelwood said Addition being a Subdivision of the East 1/2 of the Southwest 1/4 of Section 20, Township 38 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois.

Permanent Index Number(s): 20-20-322-023-0000

Commonly Known As: 1237 West 69th Street, Chicago IL 60636

0726310128 Page: 2 of 2

UNOFFICIAL COPY

which, with the property herein after described, is referred to herein as the "premise,"

TOGETHER with all improvements, tenements, easements, fixtures, and appurtenances thereto belonging, and all rents, issues and profits thereof for so long and during all such times as Mortgagors may be entitled thereto (which are pledged primarily and on a parity with said real estate and not secondarily) and all apparatus, equipment or articles now or hereafter therein or thereon used to supply heat, gas, air conditioning, water, light, power, refrigeration (whether single units or centrally controlled), and ventilation, including (without restricting the foregoing), screens, window shades, storm doors, and windows, floor coverings, inador beds, awnings, stoves and water heaters. All the foregoing are declared to be a part of said real estate whether physically attained thereto or not, and it is agreed that all similar apparatus, equipment or articles hereafter placed in the premises by Mortgagors or their successors or assigns shall be considered as constituting pa t of the real estate.

TO HAVE AND TO HOLD the premises unto the Mortgagee, and the Mortgagee's successors and assigns, forever, for the purposes, and upon the uses herein set forth, free from all rights and benefits under and by virtue of the Homestead Exemption Laws of the State of Illinois, which said rights and benefits the Mortgagors do hereby expressly release and waive.

STATE OF ILLINOIS) ss COUNTY OF COOK

I, the undersigned authority a Notary Public in and for the residing a sa d County, in the state aforesaid, DO HEREBY CERTIFY THAT DIVINE personally known to me who the same person(s) whose name(s) subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that signed, sealed and delivered the said instrument as free and voluntary act, and the free and voluntary act for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this _____ day of, AUGUST_, 2007.

Notary Public Notarial Seal

This Instrument was prepared by and MAIL TO:

Balin & Smith, P.C. 100 N. LaSalle, Suite 1111 Chicago, Illinois 60602