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Illinois Anti-Predatory Lending Database Program

Certificate of Exemption



1113734033

Doc#: 1113734033 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 05/17/2011 11:12 AM Pg: 1 of 4

Report Mortgage Fraud
800-532-8785

The property identified as: PIN: 13-13-104-007-0000

Address:

Street: 4733 North Sacramento Avenue

Street line 2:

City: Chicago

State: IL

ZIP Code: 60625

Lender: Elizabeth R. Loveridge, Chapter 7 Trustee of the Christopher Spencer Bankruptcy estate, Case No. 08-26732

Borrower: Michael Maynard, David J. Arnold and Angela K. Arnold

Loan / Mortgage Amount: \$15,000.00

This property is located within the program area and the transaction is exempt from the requirements of 765 ILCS 77/70 et seq. because the application was taken by an exempt entity.

Certificate number: D5ECA9BB-BF2F-4DB0-9397-724FC342036B

Execution date: 05/10/2011

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After Recording Return To:

David A. Nill
Woodbury & Kesler, P.C.
265 East 100 South, Suite 300
Salt Lake City, Utah 84111

_____[Space Above This Line For Recording Data]_____

MORTGAGE

The Mortgagors, Michael Maynard, David J. Arnold and Angela K. Arnold, mortgage and warrant to Mortgagee, Elizabeth R. Loveridge, Chapter 7 Trustee of the Christopher Spencer Bankruptcy estate, in Case No. 08-26732 pending in the United States Bankruptcy Court for the District of Utah, the following described real estate located in Cook County, Illinois:

LOT 10 (EXCEPT THE SOUTH 7 FEET 6 INCHES) AND THE SOUTH 11 FEET 2-7/8 INCHES OF LOT 9 IN BLOCK 32 IN RAVENSWOOD MANOR, BEING A SUBDIVISION OF PART OF THE NORTH ½ OF SECTION 13, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Tax ID. No. 13-13-104-007-0000

which has the address of 4733 North Sacramento Avenue, Chicago, Illinois.

To secure the payment of \$15,000.00 according to the terms of the settlement agreement between the parties dated March __, 2011. A copy of the settlement agreement is attached as **Exhibit A** to this Mortgage. Under that settlement agreement, Mortgagors are to pay the \$15,000.00 to the Mortgagee upon the sale or refinance of the real estate described in this Mortgage.

SECTION ONE

Homestead Exemption

Mortgagors release and waive all rights under and by virtue of the homestead exemption laws of this State.

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SECTION TWO

Hazard Insurance

Mortgagors shall maintain adequate insurance on the property in amounts and form of coverage acceptable to the Mortgagee and Mortgagee shall be named as insured in the Mortgagor's insurance policy.

SECTION THREE

Assignment, Sale, Transfer

Mortgagee retains the right to assign, transfer or sell this Mortgage. In the event Mortgagors voluntarily or involuntarily transfer equitable or legal ownership of the Property, or any security interest in the Property, the \$15,000.00 debt is due and payable by Michael Maynard.

SECTION FOUR

Waste

Mortgagors shall not commit waste or permit others to commit actual, permissive or constructive waste on the Property.

SECTION FIVE

Representations of Mortgagors

Mortgagors represents that Mortgagors own the Property, have authority to mortgage the Property, and that the Property is free from all encumbrances except:

1. The first mortgage held by Fifth Third Mortgage Company, recorded on March 30, 2009, as Instrument No. 0908904213 in the office of the Cook County Recorder of Deeds.
2. The second mortgage held by Fifth Third Mortgage Company, recorded on March 30, 2009, as Instrument No. 08107030055 in the office of the Cook County Recorder of Deeds.

Mortgagors shall not allow any encumbrance or lien to be placed on the Property superior to this Mortgage without the written consent of the Mortgagee.

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Mortgagors shall not allow any superior mortgage or any note related to such superior mortgage, to be modified without the consent of the Mortgagee.

Dated this 14th day of March, 2011.

Michael Maynard
Michael Maynard- Mortgagor



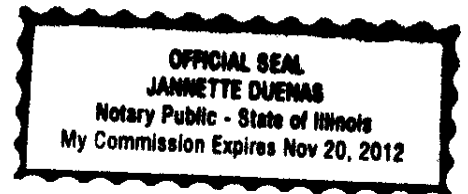
SUBSCRIBED AND SWORN to me on this 14th day of March, 2011.

Jannette Duenas
Notary Public
Residing in Cook County, State of IL

My Commission Expires:

Dated this 14th day of March, 2011.

David J. Arnold
David J. Arnold- Mortgagor



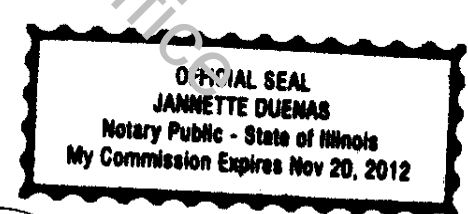
SUBSCRIBED AND SWORN to me on this 14th day of March, 2011.

Jannette Duenas
Notary Public
Residing in Cook County, State of IL

My Commission Expires:

Dated this 14th day of March, 2011.

Angela K. Arnold
Angela K. Arnold- Mortgagor



SUBSCRIBED AND SWORN to me on this 14th day of March, 2011.

Jannette Duenas
Notary Public
Residing in Cook County, State of IL

My Commission Expires: