Illinois Anti-Predatory **Lending Database** Program

Certificate of Exemption

Doc#. 2031520411 Fee: \$98.00

Edward M. Moody

Cook County Recorder of Deeds Date: 11/10/2020 04:17 PM Pg: 1 of 4



Report Mortgage Fraud 844-768-1713

The property identified as:

PIN: 15-16-207-066-0000

Address:

Street:

AC000465WC

3220 Adams Street

Street line 2:

City: Bellwood

ZIP Code: 60104

Lender: Robbins, Salomon & Patt, LTD.

Borrower: Moshe Kedar and Techno Magnetic Media & Computer Supplies, Inc.

Loan / Mortgage Amount: \$300,000.00

Clarts This property is located within the program area and the transaction is exempt from the req (irer lents of 765 ILCS 77/70 et seg, because the application was taken by an exempt entity.

Certificate number: C4B55A16-FC42-4F17-B0CD-CDBBE2F2EB29

Execution date: 9/2/2020

UNOFFICIAL COPY

This Instrument Prepared by and Upon Recording Mail to: Alan J. Wolf, Esq. Robbins, Salomon & Patt, Ltd. 180 North LaSalle Street, Suite 3300 Chicago, Illinois 60601

Property Address: 3220 W. Adams Street Bellwood, Illinois 60104

P.I.N. Number: 15-16-207-066-0000

MORTGAGE

THIS MORTGAGE ("Nortgage") is made as of the day of he day of he day of Sept, 2020, by MOSHE KEDAR, an individual, and TECHNO MAGNETIC MEDIA & COMPUTER SUPPLIES, INC., an Illinois corporation which are defined and Computer Supplies, Inc. (Moshe Kedar and Techno Magnetic Media & Computer Supplies, Inc. are jointly and severally, the "Mortgagor"), to and for the benefit of ROBBINS, SALOMON & PATT, LTD., an Illinois corporation (the "Mortgagee"). The Mortgagor mortgages and warrants to the Mortgagee, its successors and assigns forever, to secure the payment of a loan (the "Loan") in the principal amount of THREE HUNDRED THOUSAND DOLLARS AND 00/100 (\$300,000.00), the real estate and all of Mortgagor's estate, right, title, and interest therein situated in the Village of Bellwood, County of Cook and State of Illinois, as more particularly described in Exhibit "A" attached hereto and made a part hereof.

The Loan is evidenced by a certain Promissory Note (the "Note") of even date herewith made by the Mortgagor and payable, with interest at the interest rate set forth in the Note, to the order of the Mortgagee as set forth in the Note. The Note shall be due on the Mortgage as may be accelerated pursuant to the terms of the Note. All capitalized terms used herein and not otherwise defined shall have the same meanings as are ascribed thereto in the Note. The terms and provisions Note are incorporated into this Mortgage by reference as if fully set forth herein.

In the event enforcement of the obligations evidenced or secured by this Mortgage is required to recover the indebtedness secured hereby, Mortgagor shall in additional pay all costs and expenses of enforcement including, without limitation, reasonable attorney's fees.

[Signature and Notary Page to Follow]

3227460.v2

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UNOFFICIAL COPY

IN WITNESS WHEREOF, Mortgagor has executed and delivered this Mortgage the day and year first above written.

TECHNO MAGNETIC MEDIA & COMPUTER SUPPLIES, INC.,

an Illinois corporation

Name: Moshe Kedar

Its: Président

By: Name: Guy Keda

Its: Secretary

Aoshe Kedar, individually

STATE OF ILLINOIS)

) SS.

COUNTY OF COOK

Coop Cou I, the undersigned, a Notary Public, in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Moshe Kedar, individually, and Moshe Kedar as President and Guy Kedar as Secretary, of Techno Magnetic Media & Computer Supplies, Inc., an Illinois corporation, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged rhat they signed, sealed, and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this day of

Notary Public

OFFICIAL SEAL RANDALL B HRIBAL NOTARY PUBLIC, STATE OF ILLINOIS MY COMMISSION EXPIRES JUL. 08, 2023

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EXHIBIT "A"

LEGAL DESCRIPTION

THE WEST 2/3 OF LOT 24 AND ALL OF LOT 25 IN BLOCK 7 IN SUBDIVISION OF THE NORTHWEST 1/4 OF SECTION 16, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 16, 1892 AS DOCUMENT NUMBER 1786499, IN COOK COUNTY, ILLINOIS.

Property Address:

A The Or Cook County Clark's Office 3220 W. Adams Street Bellwood, Illinois 50104

P.I.N. Number: 15-16-207-066-0000