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Illinois Anti-Predatory Lending Database Program

Doc#: 2033403243 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 12/01/2020 01:41 PM Pg: 1 of 4

Certificate of Exemption



Report Mortgage Fraud
844-768-1713

The property identified as: **PIN: 13-19-334-025-0000**

Address:

Street: 3244 N. Oak Park Ave.

Street line 2:

City: Chicago

State: IL

ZIP Code: 60635

Lender: Ronald Ellett

Borrower: HAHO, INC.

Loan / Mortgage Amount: \$222,000.00

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: D14C70BE-FE7F-4701-A3B5-DA7FA1523AE1

Execution date: 11/3/2020

UNOFFICIAL COPY**MORTGAGE (ILLINOIS)**

CAUTION: Consult a lawyer before using or acting under this form. Neither the publisher nor the seller of this form makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose.

Above Space for Recorder's use only

THIS AGREEMENT, made 3rd of November, 2020 between **HAHO, INC.**, herein referred to as "Mortgagors," and **RONALD ELLETT**, whose address is 4132 N. 33rd Street, Phoenix, AZ 85018, herein referred to as "Mortgagee," witnesseth:

THAT WHEREAS the Mortgagor are justly indebted to the Mortgagee upon the installment note of even date herewith, in the principal sum of **\$222,000.00 (TWO HUNDRED TWENTY-TWO THOUSAND AND NO/100 DOLLARS)**, payable to the order of and delivered to the Mortgagee, in and by which note the Mortgagors promise to pay the said principal sum and interest at the rate and in installments as provided in said note, with a final payment of the balance due on the 2nd day of November, 2021 and all of 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 4132 N. 33rd Street, Phoenix, AZ 85018. Further, at such time as Mortgagor is not in default under the terms of the Note, this Mortgage, or any of the Loan Documents, Mortgagor may prepay some or all of the amounts due and owing under the Note (in addition to the required payments thereunder) in accordance with the terms and conditions set forth in the Note, but not otherwise, and Mortgagor shall not be charged with any penalty or fee for any such prepayment thereon.

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 their estate, right, title and interest therein, situate, lying and being in the City of Chicago, COUNTY OF COOK, IN THE STATE OF ILLINOIS, to wit:

SEE ATTACHED LEGAL AS EXHIBIT "A"

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

Permanent Real Estate Index Number(s): 13-19-334-025-0000

Address(es) of Real Estate: 3244 N. Oak Park Ave., Chicago, IL 60634

TOGETHER with all improvements, tenements, easements, fixtures, and appurtenances thereto belonging, and all rents, issue 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,

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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 of the foregoing are declared to be a part of said real estate whether physically attached thereto or not, and in 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 part 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.

The name of a record owner is: HAHO, INC.,

Witness the hand . . . and seal . . . of Mortgagors the day and year first above written.

BY: Bozena Zagor-Wojewnik (SEAL)
Bozena Zagor-Wojewnik, Authorized Agent for
HAHO, Inc., by Marie Gross as her Attorney in Fact

PLEASE PRINT
OR TYPE
NAME(S) BELOW
THE
SIGNATURE(S)

State of Illinois, County of Cook) ss.

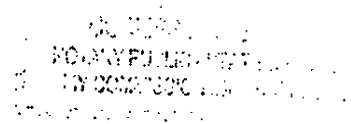
IMPRESS SEAL
HERE

I, the undersigned, a Notary Public in the said County and state aforesaid, DO HEREBY CERTIFY that Marie Gross personally known to me to be the same person(s) whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the aforesaid instrument as her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 3rd day of November, 2020

Commission expires 7-2 2021

Chris Liu
NOTARY PUBLIC



This instrument was prepared by: Gardi & Haight, Ltd., 939 N. Plum Grove Rd., #C, Schaumburg, IL 60173

Mail this instrument to: Michael DeSantis, Gardi & Haight, Ltd., 939 N. Plum Grove Rd., #C, Schaumburg, IL 60173

OR RECORDER'S BOX NO. _____

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EXHIBIT "A"

LOT 38 IN SCHORCH VILLA, A RESUBDIVISION OF LOTS 111 TO 145 INCLUSIVE IN HINKAMP AND COMPANY'S BELMONT AVENUE SUBDIVISION OF PART OF OLIVER L. WATSON'S BELMONT HEIGHTS ADDITION TO CHICAGO OF THE SOUTH EAST 1/4 OF SECTION 19, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, AND OF LOTS 26 TO 40 INCLUSIVE IN BLOCKS 1 AND LOTS 1 TO 20 INCLUSIVE IN BLOCK 2 IN THE RESUBDIVISION OF BLOCKS 1 AND 2 IN WELSON J. COBBS ADDITION TO MONT CLARE, A SUBDIVISION OF THE EAST 330 FEET OF THE SOUTH EAST 1/4 OF SECTION 19, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office