

UNOFFICIAL COPY

21 430 783

BOX 491

#3940-4

THIS INSTRUMENT WITNESSETH, That Charles Brown and Lela Brown, his wife,

of the City of Chicago in the County of Cook State of Illinois, mortgage and warrant to Uptown Federal Savings and Loan Association of Chicago, a corporation of the United States of America to secure the payment of a certain Promissory Note executed by Charles Brown and Lela Brown, his wife, payable to the order of Uptown Federal Savings and Loan Association of Chicago, in the amount of \$ 1,501.20 dated February 25, 1971, the following described real estate, to-wit:

Lot 2 in Subdivision of Lots 1 and 2 in Block 7 in Normal School Subdivision of the West half of the South East quarter of Section 21, Township 38 North, Range 14, East of the Third Principal Meridian, in COOK COUNTY, ILLINOIS. \*\*

commonly known as 6930-32 S. Princeton, Chicago, Illinois, situated in the County of Cook in the State of Illinois, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois, and all right to retain possession of said premises after any default in payment or breach of any of the covenants or agreements herein contained.

The aforesaid Note is payable as follows: Payable in Sixty (60) consecutive monthly installments of \$25.00 each, commencing on April 25, 1971.

And, it is expressly provided and agreed, that if default be made in the payment of the said Promissory Note, then and in such case the whole of said principal sum and interest shall thereupon, at the option of the said Mortgagee, or his assigns, become immediately due and payable; and this Mortgage may be immediately foreclosed by said Mortgagee or his assigns to pay the same. Upon the filing of any Bill to foreclose this Mortgage in any Court having jurisdiction thereof, such Court may appoint a receiver, with power to collect the rent during the pendency of such foreclosure suit, and until the time to redeem the same from any sale shall expire.

There Shall be Included in any decree foreclosing this mortgage and be paid out of the proceeds of any sale made in pursuance of any such decree: (1) All the costs of such suit or suits, advertising, sale and conveyance, including reasonable attorneys', Solicitors' and stenographers' fees, outlays for documentary evidence and cost of said abstract and examination of title; (2) all the moneys advanced by the Mortgagee, if any, for any purpose, with interest on such advances at the rate of seven per centum (7%) per annum, from the time such advances are made; (3) all the accrued interest remaining unpaid on the indebtedness hereby secured; (4) all the said principal money remaining unpaid. The overplus of the proceeds of sale, if any, shall then be paid to the Mortgagor.

DATED 25th day of February, 1971.

Charles Brown (SEAL)
Lela Brown (SEAL)

STATE OF ILLINOIS )
) S.S.
COUNTY OF COOK )

I, John J. Hirn, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Charles Brown and Lela Brown, his wife,

personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that (s)he (t)he(y) signed, sealed and delivered the said instrument as (his) (her) their 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 notarial seal this 25th day of February AD 19 71



John J. Hirn
Notary Public

HI-1016

21 430 783

# UNOFFICIAL COPY

1971 MAR 25 AM 9 39

*City of Chicago*

MAR-25-71 209856 • 21430783 • A — Rec

5.00

Property of Cook County Clerk's Office

21430783

500

END OF RECORDED DOCUMENT