

Common 26-11-86

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86077872

Recording Requested By And Please Return To:



Name C.I.T. FINANCIAL SERVICES, INC.
Address 4355 South Kedzie Avenue
City and State Chicago, Illinois 60632

REAL ESTATE MORTGAGE

NAMES AND ADDRESSES OF ALL MORTGAGORS GUS DUNBAR, JR. and ANNICE DUNBAR, his wife 10501 South May Chicago, Illinois 60632		MORTGAGEE: C.I.T. FINANCIAL SERVICES, INC. ADDRESS: 4355 South Kedzie Avenue Chicago, Illinois 60632		
Loan Number	Date	Date Final Payment Due	Total of Payments	Principal Balance
11492522	2-19-86	3-8-96	31422.96	17465.61

THIS MORTGAGE SECURES FUTURE ADVANCES - MAXIMUM OUTSTANDING \$25,000: \$35,000.00 ADDED

The words "I," "me" and "my" refer to all Mortgagors and "you" and "your" refer to Mortgagee.

MORTGAGE OR REAL ESTATE

To secure payment of a Note which I signed today promising to pay you the above principal balance together with an interest charge and to secure all my other and future obligations to you, the Maximum Outstanding at any given time not to exceed the amount stated above, each of the undersigned mortgages to you the real estate described below, and all improvements on the real estate, which is located in Illinois, County of Cook: The North 50 feet of Block One (1) in Baker and MacCoun's Addition to Washington Heights, a Subdivision of the South West quarter of the North East quarter of Section Seventeen (17), Township Thirty-Seven (37) North, Range Fourteen (14), East of the Third Principal Meridian, in Cook County, Illinois, and commonly known as 10501 South May Street, Chicago, Illinois.

TERMS AND CONDITIONS:

PIN: 25-19-217-001

PAYMENT OF OBLIGATIONS

I will pay the Note and all other obligations secured by this mortgage according to their terms, and if I do, then this mortgage will become null and void.

TAXES - LIENS - INSURANCE

I will pay all taxes, liens assessments, obligations, encumbrances and any other charges against the real estate, whether superior or inferior to the lien of this mortgage, and maintain insurance on the real estate in your favor in a form and amount satisfactory to you. You may pay any such tax, lien, assessment, obligation, encumbrance or other charge or purchase such insurance in your own name, if I fail to do so. The amount you pay will be due to you on demand, will bear interest at the rate of charge set forth on the note then secured by this mortgage, if permitted by law, or if not, at the highest lawful rate, will be an additional lien on the real estate and may be enforced and collected in the same manner as any other obligation secured by this mortgage.

DEFAULT

If I do not comply with the terms of this mortgage or with the terms of my note or any other obligation secured by this mortgage, then the entire unpaid principal balance and accrued and unpaid interest charge will become due, if you desire, without your advising me. If you sell or foreclose on the real estate described above, you may sell the real estate in one or more parts, if you desire. I will pay a reasonable attorney's fee and all other costs and disbursements which you actually incur in foreclosing on this mortgage.

EXTENSION

Each of the undersigned agree that no extension of time or any other variation of any obligation secured by this mortgage will affect any other obligations under this mortgage.

BINDING EFFECT

The agreement in this mortgage will apply to and bind the undersigned and all other persons who claim through the undersigned, together and separately (jointly and severally), and will operate to the benefit of you, your successors and assigns.

WAIVER OF EXEMPTIONS

Each of the undersigned waives all marital rights, homestead exemptions and all other exemptions relating to the above real estate.

IN WITNESS WHEREOF, (I-we) (has-have) hereunto set (my-our) hand(s) and seal(s) this 19th day of February, 1986

Gus Dunbar Jr. (Seal)
 (Typed) GUS DUNBAR, JR.
Annice Dunbar (Seal)
 (Typed) ANNICE DUNBAR
 _____ (Seal)
 (Typed) _____

STATE OF ILLINOIS Cook
COUNTY OF _____ SS.

The foregoing instrument was acknowledged before me this February 19th, 1986 by GUS DUNBAR, JR. and ANNICE DUNBAR, his wife

Leanne Rae Magliaro
 (Typed) LEANNE RAE-MAGLIARO
 Notary Public

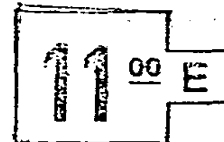
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