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ordinance. alterations in said property except as required by law or municipal with respect to the property and the use thereof; (6) make no material wanted; (7) comply with all requirements of law or municipal ordinances destroyed; (2) Keep said property in good condition and repair without or improvements now or hereafter on property which may become damaged or be 3. Mortgagor shall (1) promptly repair, restore or rebuild any buildings 2. Mortgagor shall pay before any penalty attached all general taxes, special assessments, all special taxes, water charges, sewer services charges, and other charges against the premises when due.

1/ Mortgagor shall pay the indebtedness owing as provided for in the Retail Installment Sales Contract referred to above, and which is incorporated herein by reference and made a part hereof. Mortgagor shall pay the indebtedness owing as provided for in the Retail Installment Sales Contract referred to above, and which is incorporated herein by reference and made a part hereof.

TO HAVE AND TO HOLD the property with all improvements, tenements, cements, fixtures, and appurtenances thereto belonging for the uses herein set forth free from all rights and benefits under the Homestead Exemption Laws for the State of Illinois, which rights and benefits the Mortgagor does hereby release and waive. TOGETHER with all improvements, tenements, cements, fixtures, and appurtenances now or hereafter erected thereon, all of which are declared to be part of the real estate whether physically attached thereto or not.

LOC 1 in Curtler's North Avenue and Central Park Avenue Subdivision in the South West 1/4 of Section 35, Township 40 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois. Commonly known as: 1656 North Central Park, Chicago, Illinois. PIN: 13-35-328-016

NOW THEREFORE, the Mortgagor to secure the payment of said sum of money in accordance with the terms, provisions and limitations of the Retail Installment Sales Contract, and the performance of the covenants and agreements herein contained in this Mortgage do by these presents CONVEY ~~WARRANT~~ unto the Mortgagor, the Mortgagor's successors and assigns, the following described Real Estate, to wit:

Installment Sales Contract bearing date January 3rd, 1986, in and by which contract the Mortgagor have agreed to pay the sum of Five thousand four hundred and 00/100 DOLLARS (\$5,043.00), payable in 60 monthly installments, each installment in the amount of \$ 84.05, beginning May 1st, 1986, and with the final installment due and payable on April 1st, 1991.

THIS INDENTURE, made January 3rd, 1986, between The Metropolitan National Bank of Chicago as Trustee, H/T/A dated 12/9/86, Trust #16652 & not personally herein referred to as MORTGAGOR, and Windy City Extensors, Inc. Mortgagor, witnesses:

Windy City Extensors, Inc.

ABOVE SPACE FOR RECORDER'S USE ONLY

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4. Mortgagor shall keep all buildings and improvements now or hereafter situated on said property insured against loss or damage by fire, lightning and windstorm under policies providing for payment of monies sufficient either to pay the cost of replacing or repairing the same or to pay in full the indebtedness secured hereby.

5. Mortgagee shall have the right to inspect the property at reasonable times and access thereto shall be permitted for that purpose.

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

FOR THE EXCULPATORY PROVISION OF THE COSMOPOLITAN NATIONAL BANK OF CHICAGO, SEE ATTACHED RIDER WHICH IS EXPRESSLY INCORPORATED HEREIN & MADE A PART HEREOF.
The Cosmopolitan National Bank of Chicago, as Trustee under Trust Agreement No. 16652 & not personally By: Rose M. Trulis Assistant Vice President
Attest X Geraldine M. Wilk Assistant Trust Officer

State of Illinois)
) SS.
County of Cook)

Mar 10 1986 11 41 AM

I, the undersigned, a Notary Public in and for said County, in the state of Illinois, DO HEREBY CERTIFY that Rose M. Trulis, Assistant Vice President & Geraldine M. Wilk, Assistant Trust Officer of the Cosmopolitan National Bank of Chicago personally known to me to be the same persons whose names subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that 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 13th day of February, 1986.

[Signature]
Notary Public

IMPRESS
SEAL HERE

My Commission expires October 9th, 1987
March 27, 1988

THIS instrument was prepared by: Eva T. Krakowska 4520 W. Lawrence Ave., Chicago Illinois 60630

ASSIGNMENT OF MORTGAGE

FOR VALUE RECEIVED, the annexed Mortgage to Windy City Exteriors, Inc. which is recorded in the office of the Recorder of Cook County, in Mortgage Record , page , and the Retail Installment Sales Contract described therein which it secures are hereby assigned and transferred to Borg-Warner Acceptance Corporation.

Witness the hand and seal of said mortgagee, this day of , 19 .

STATE OF Illinois, Cook County, ss:

Before me, the undersigned, a Notary Public in and for said county, this day of , 19 , came Jeffrey Schwartz and acknowledge the execution of the assignment of mortgage.

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my official seal.

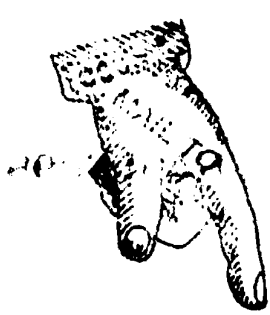
My Commission expires March 27, 1988

[Signature]
Notary Public

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THIS MORTGAGE IS EXECUTED BY THE COSMOPOLITAN NATIONAL BANK OF CHICAGO not personally but as trustee in the exercise of the power and authority conferred upon and vested in it as such trustee (and said THE COSMOPOLITAN NATIONAL BANK OF CHICAGO hereby warrants that it possesses full power and authority to execute this instrument) and it is expressly understood and agreed that nothing herein or in said note contained shall be construed as creating any liability on the part of THE COSMOPOLITAN NATIONAL BANK OF CHICAGO, either individually or as trustee thereof, personally to pay the said note or any interest thereon, or any indebtedness accruing hereunder, or to perform any covenant or other express or implied herein contained all such liability, if any, being expressly waived by the mortgagee and by every person now or hereafter claiming any right or security hereunder, and that so far as THE COSMOPOLITAN NATIONAL BANK OF CHICAGO, either individually or as trustee thereof, personally are concerned, the legal holder or holders of said note and the owner or owners of any indebtedness accruing hereunder shall look solely to the premises hereby conveyed for the payment thereof, by the enforcement of the lien hereby created in the manner herein and in said note provided or by action to enforce the personal liability of the guarantor, if any.

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This MORTGAGE is executed by THE COSMOPOLITAN NATIONAL BANK OF CHICAGO not personally but as Trustee as aforesaid in the exercise of the power and authority conferred upon and vested in it as such Trustee (and said THE COSMOPOLITAN NATIONAL BANK OF CHICAGO hereby warrants that it possesses full power and authority to execute this instrument) and it is expressly understood and agreed that nothing herein or in said note contained shall be construed as creating any liability on the said THE COSMOPOLITAN NATIONAL BANK OF CHICAGO, either individually or as Trustee aforesaid, personally to pay the said note or any interest that may accrue thereon, or any indebtedness accruing hereunder, or to perform any covenant either express or implied herein contained all such liability, if any, being expressly waived by the Mortgagee and by every person now or hereafter claiming any right or security hereunder, and that so far as THE COSMOPOLITAN NATIONAL BANK OF CHICAGO, either individually or as Trustee aforesaid, or its successors, personally are concerned, the legal holder or holders of said note and the owner or owners of any indebtedness accruing hereunder shall look solely to the premises hereby conveyed for the payment thereof, by the enforcement of the lien hereby created in the manner herein and in said note provided or by action to enforce the personal liability of the guarantor, if any.

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