

Box 48

CAUTION: Consult a lawyer before using or acting under this form.  
All warranties, including merchantability and fitness, are excluded.

To: JAMES MURRAY and ELIZABETH MURRAY

of Harvey, in the County of Cook,  
State of Illinois

This Declaration, made this 19th day of February,  
1986, WITNESSETH:

Whereas, by a contract in writing made and entered into on the  
19th day of February 1979, BY AND BETWEEN  
ALVIE PARKER and LUCILLE PARKER

86156089

of Tinley Park, in the County of Cook,  
State of Illinois, (hereinafter called Seller), and

Above Space For Recorder's Use Only

JAMES MURRAY and ELIZABETH MURRAY, 15202 Lexington Avenue  
of Harvey, in the County of Cook, and State of Illinois, (hereinafter called  
Purchaser), which contract was duly recorded in the recorder's office of Cook County, Illinois, on the  
day of February 1979, in Book \_\_\_\_\_, on page \_\_\_\_\_, as document No. \_\_\_\_\_,  
Purchaser, in consideration that Seller would convey to Purchaser the following described  
land, situated in the County of Cook, State of Illinois, viz:

Lot 2 in Block 62 in Harvey a Subdivision of part of Section 17,  
Township 36 North Range 14, East of the Third Principal Meridian,

29-17-109-025-0000 P.P.

covenanted and agreed to pay to Seller the sum of TWENTY THOUSAND AND NO/100-----  
-----(\$20,000.00)----- Dollars.

as follows: Two thousand dollars (\$2,000.00) on the date thereof, and the balance as  
follows: \$164.86 or more on the first day of April, 1979 and \$164.86 or more on the  
first day of each month thereafter until the whole of said principal sum shall have  
been fully paid, said monthly installments inclusive of interest at the rate of  
9½ percent per annum computed monthly on the whole sum remaining from time to time  
unpaid,

and further covenanted to pay all taxes, assessments or impositions that should be legally levied upon said land  
subsequent to the year 1979.

And Whereas, Purchaser further covenanted in said contract that in case of a failure on his part to make any of the  
payments, or any part thereof, or to perform any of the covenants by him agreed therein to be made or performed, then in  
such case the said contract should, at the option of Seller, be forfeited and determined, all payments made thereon should  
be forfeited to Seller, and Seller should have the right to re-enter and take possession of said land; and it was also agreed  
that the time of payment should be of the essence of said contract.

And Whereas, Purchaser has made default in the ~~payments~~ payments of January, March, April, July,  
September, October and December of 1985, and January and February of 1986, each in the  
amount of \$164.86 and also failed to make the monthly payments for taxes and insurance  
premiums for the months of January, March, April, July, September, October and December  
of 1985 and January and February of 1986.

Now, Therefore, Seller, by virtue of the power in said contract mentioned, and by reason of the failure of Purchaser to  
perform as above stated, has elected to declare the aforesaid contract, and all payments made thereon, forfeited and  
determined, and by these presents does declare his election to consider the aforementioned contract forfeited and  
determined; and Seller hereby declares his right to retain all payments made on said contract, and his right of re-entry  
upon and possession of said land. If this declaration is signed by more than one person, the term "Seller" shall apply to all  
such persons, irrespective of the use of verbs and pronouns importing the singular number.

In Witness Whereof, Seller has hereunto set his hand and seal, the day and year first above written.

x *Alvie J Parker* (SEAL)  
ALVIE PARKER

Please print or type name(s)  
below signature(s)

x *Lucille Parker* (SEAL)  
LUCILLE PARKER

This instrument was prepared by Henry C. Piel, 15309 Center Avenue, Harvey, Illinois 60426  
(NAME AND ADDRESS)

86156089

# UNOFFICIAL COPY

STATE OF ILLINOIS }  
COUNTY OF COOK } ss.

I, the undersigned, a Notary Public  
in and for said County, in the State aforesaid, DO HEREBY CERTIFY that  
ALVIE PARKER and LUCILLE PARKER  
personally known to me to be the same person<sup>s</sup> whose name<sup>s</sup> are sub-  
scribed to the foregoing instrument, appeared before me this day in person,  
and acknowledged that the y 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 14<sup>th</sup>  
day of April 19 86.

*Henry C. Paul*  
Notary Public

Property of Cook County Clerk's Office

86156089



DEPT-01 RECORDING \$11.00  
T#1111 TRAN 3077 04/22/86 10:45:00  
#5316 # C \* -86-156089

Declaration of Forfeiture

Sartier  
TO  
Murray

GEORGE E. COLE®  
LEGAL FORMS