

REAL ESTATE MORTGAGE

(Please print or type all names and addresses)

UNOFFICIAL COPY

Real Estate Index Number: 17-33-106-03987411765

(This space for Recorder's use only)

THIS INDENTURE WITNESSETH, THAT

Antonio Grassano Anna Grassano
NOTORIO

3148 S. Canal City of Chicago State of Illinois, Mortgagor(s)
(Buyer's Address)

MORTGAGE and WARRANT to Chicago Furniture Co.
2344 N Cicero Mortgagor
(Contractor)

to secure payment of that certain Retail Installment Contract (Home improvement) executed by the MORTGAGOR(S) bearing even date herewith, payable to the MORTGAGEE above named, in the amount of \$ 1442.40 being payable in 120 consecutive monthly installments of 122.02 each, commencing two (2) months from the date of completion of the property improvements described in said Retail Installment Contract and on the same day of each subsequent month until paid, or any amendment to said Retail Installment Contract, or any consolidation thereof pursuant to the Illinois Retail Installment Sales Act, together with delinquency and collection charges, if any, the following described real estate, to wit:

SEE LEGAL ATTACHED

Together with all present improvements thereon, rents, issues and profits thereof.

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.

AND IT IS EXPRESSLY PROVIDED AND AGREED, That the Mortgagor(s) shall pay all taxes and assessments upon said premises when due, shall keep the buildings thereon insured to their full insurable value for the benefit of Mortgagee, shall pay all installments of prior mortgages (trust deeds) on said premises, and interest thereon, when due, and shall keep said premises in good repair. In the event of the failure of Mortgagor(s) to comply with any of the above covenants, Mortgagee, in addition to its other rights and remedies, is authorized, but is not obligated, to attend to the same and the amount paid therefor, together with interest thereon at the rate of 8% per annum, shall be due on demand and shall be added to the indebtedness secured by this mortgage. If default be made in the payment of the said Retail Installment Contract, or of any part thereof, or in the case of waste or non-payment of taxes or assessments on said premises, or of a breach of any of the covenants or agreements herein contained, then in any such case the whole of the sum secured hereby shall thereupon, at the option of Mortgagee, his or its attorneys or assigns, become immediately due and payable and this mortgage may be immediately foreclosed to pay the same, and it shall be lawful for Mortgagee, his or its attorneys or assigns, to enter into and upon the premises hereby granted, or any part thereof, and to receive and collect all rents, issues and profits thereof.

THE MORTGAGOR IS TO MAINTAIN Fire and Extended Coverage or other physical damage insurance for the benefit of the Mortgagor, and Flood insurance as required under the Flood Disaster Protection Act.

UPON THE FORECLOSURE AND SALE of said premises, there shall be first paid out of the proceeds of such sale all expenses of advertisement, selling and conveying said premises, and reasonable attorney's fees, to be included in the decree, and all moneys advanced for taxes, assessments, liens, insurance and other charges, then there shall be paid the sums provided for in said Retail Installment Contract, whether due and payable by the terms thereof or not.

DATED, this 18 day of April A.D. 19 87

MUST BE SIGNED IN THE PRESENCE OF A NOTARY.

Antonio Grassano (SEAL)
Mortgagor Antonio Grassano
Anna Grassano (SEAL)
Mortgagor Anna Grassano
(Type or print names of mortgagors)

NOTE: This document is a mortgage which gives your contractor and its assignees a security interest in your property. The mortgage is taken as collateral for the performance of your obligations under your home improvement contract.

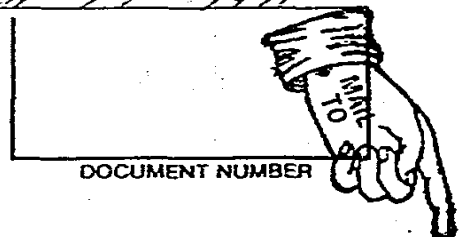
STATE OF ILLINOIS } This Mortgage was signed at 3148 S. Canal
County of Cook } SS

I, Luis Martinez in and for said County, in the State aforesaid, DO HEREBY CERTIFY, THAT:

Antonio Grassano Anna Grassano
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 (they) (he) (she) signed, sealed and delivered the said instrument as (their) (his) (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 18 day of April A.D. 19 87
Luis Martinez
NOTARY PUBLIC
MY COMMISSION EXPIRES 4/17/91
THIS INSTRUMENT WAS PREPARED BY _____ My Commission Expires April 17 1991

Luis Martinez
Name
2344 N Cicero
Address



DOCUMENT NUMBER

ASSIGNMENT OF MORTGAGE

UNOFFICIAL COPY

For consideration paid Chicago Lumber Co. holder of the within mortgage from ... to Chicago Lumber Co. dated April 14, 1987 and intended to be recorded with Recorder's office (registered office) of Cook County, Illinois immediately prior hereto does hereby assign said mortgage and claim secured thereby to THE DARTMOUTH PLAN, INC. 1301 Franklin Avenue Garden City, N.Y. 11530.

WITNESS my (our) hands and seals this ... day of ... 19 ... IN WITNESS THEREOF Steve Edelson Chicago Lumber Co. has caused its corporate seal to be affixed hereto and these presents to be signed on its behalf by its President or a Vice-President or its Treasurer or an Assistant Treasurer duly authorized this 4 day of June 19 87 By ... Day Authorized (Name of Officer and Title)

ACKNOWLEDGEMENT BY INDIVIDUAL

THE STATE OF ... COUNTY OF ... SS ... 19 ... Then personally appeared the above named ... and acknowledged the foregoing assignment to be his (her) free act and deed. Before me ... My commission expires ... 19 ... Notary Public

ACKNOWLEDGEMENT BY CORPORATION

THE STATE OF ... COUNTY OF Cook SS ... 19 87 Then personally appeared the above named Steve Edelson the Pres. and LOUIS MARTINEZ Notary Public State of Illinois respectively of Chicago Lumber Co. and acknowledged the foregoing assignment to said corporation and said corporation that the seal affixed to said instrument is the corporate seal of said corporation. Before me ... My commission expires April 17 19 91 Notary Public

ACKNOWLEDGEMENT BY PARTNERSHIP

THE STATE OF ... COUNTY OF ... SS ... 19 ... Then personally appeared the above named ... a General Partner of ... a partnership, and acknowledged the foregoing assignment to be his free act and deed and the free act and deed of said partnership. Before me ... My commission expires ... 19 ... Notary Public

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REAL ESTATE MORTGAGE STATUTORY FORM

ASSIGNMENT OF MORTGAGE

THE DARTMOUTH PLAN, INC.

When received mail to ROSE ANN CHALMERS

THE DARTMOUTH PLAN INC. 1600 STEWART AVE. WESTBURY, N.Y. 11590

Space below for Recorder's use only

RECORDED

DOCUMENT NUMBER

UNOFFICIAL COPY

17-33-106-039

Lot 34 in Block 2 in Albert Crane's Subdivision of the N. 1/2 of Block 5 in Canal Trustees' Subdivision of Section 33, Township 39 N., Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

17-33-106-039

DFO *wr*

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Property of Cook County Clerk's Office

87411765

DEPT-01 RECORDING 115.00
188222 TRAM 2972 97/27/87 13.50.00
5999 0 3 *-87-411765
COOK COUNTY RECORDER

\$13.00/E

UNOFFICIAL COPY

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Property of Cook County Clerk's Office

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11/10/11