

ILLINOIS

UNOFFICIAL COPY

REAL ESTATE MORTGAGE

(Please print or type all names and addresses)

87568685

(This space for Recorder's use only)

THIS INDENTURE WITNESSETH, THAT Motier L. Williams Jr

1532 E Marquette City of Chicago State of Illinois, Mortgagor(s).

MORTGAGE and WARRANT to Thomas Const Inc  
2054 W Chicago Ave (Contractor) Mortgagee

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 total amount of \$ 51,534.84 being payable in 84 consecutive monthly installments of 613.51 each, commencing two (2) month(s) 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 real estate located above, and more fully described on Schedule A attached hereto and made a part hereof.

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 of, by each 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 wash 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 attorneys' 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 8 day of July A.D. 1987

MUST BE SIGNED IN THE PRESENCE OF A NOTARY.

Motier L. Williams Jr (SEAL)  
Mortgagor  
Motier L. Williams Jr (SEAL)  
(type or print names beneath signatures)

87568685

NOTE: This document is a mortgage which gives your contractor and its assigns 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 }  
County of Cook } ss. This Mortgage was signed at 1532 E Marquette  
Chicago, Ill

ANNABELLE M. HOUDER in and for said County, in the State aforesaid, DO HEREBY CERTIFY, That  
MOTIER L. WILLIAMS JR

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 acknowledge 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 15 day of July A.D. 1987  
Annabelle M Houdier  
NOTARY PUBLIC

THIS INSTRUMENT WAS PREPARED BY  
Don Semi  
Thomas Const  
My Commission Expires July 31, 1988

Name  
2059 W. Chicago Ave  
Address

DOCUMENT NUMBER

# UNOFFICIAL COPY

## ASSIGNMENT OF MORTGAGE

For consideration paid, Thomas Court Inc holder of the within mortgage, from Mother & Williams Jr. to Thomas Court Inc dated 7-8-87

and intended to be recorded with Records Office (Registrar of Titles) of Cook County 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) hand(s) and seal(s) this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_

Contractor (Individual or Partnership)

IN WITNESS THEREOF, THOMAS R ELLIS  
Thomas Court Inc  
(Contractor)

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

[Signature]  
Secretary (Corporate Only)

this 11 day of Aug 1987  
By Thomas R Ellis, Pres.  
Duly 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 Ill., COUNTY OF Cook SS. \_\_\_\_\_, 1987

Then personally appeared the above named Thomas R. Ellis, the Pres of Thomas Court Inc, and acknowledged the foregoing assignment to be the free act and deed of said officer, and said corporation, and that the seal affixed to said instrument is the corporate seal of said corporation.

Before me, Cennabelle M. Haudet My commission expires July 31, 1988, 19\_\_\_\_  
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

2320259

21 OCT 27 12:47

87568685

REAL ESTATE MORTGAGE STATUTORY FORM

Mother & Williams Jr. TO Thomas Court Inc

ASSIGNMENT OF MORTGAGE



When recorded mail to:

The Dartmouth Plan

1301 FRANKLIN AVENUE  
GARDEN CITY, NEW YORK 11530

Space below for Recorder's use only

ATTN: Rose Ann Chalmer

87568685

# UNOFFICIAL COPY

8 7 5 6 8 6 8 5

87568685

Lot 5 and the W. 10 feet of lot 4 in white and Coleman's sub for that part of the NE $\frac{1}{4}$  of section 23, township 38 N., Range 14 East of the Third Principal meridian E of the ILL. Central Railroad, lying N. of the S. 703.4 feet and the S. 1 of the N 1822.5 feet thereof in cook county, IL.

Said premises are known as na dby: 1532 E. Marquette, Chicago, IL.

21 OCT 87 12: 43

13.00

87568685

66099

07-13

87568685

#13.00/E

UNOFFICIAL COPY

11/11/2013

Property of Cook County Clerk's Office

11/11/2013