

87664528

REAL ESTATE MORTGAGE

(This space for Recorder's use only)

THIS INSTRUMENT WITNESSETH, THAT Archie James

(Husband and wife) (single man) (single woman)

(Strike out designations that do not apply)

of 1325 S. Claremont City of Chicago

State of Illinois, Mortgagor(s)

MORTGAGE and WARRANT in House of Beauty Builders

of 2959 W. Belmont Ave., Chicago, Illinois 60618 Mortgagee.

to secure payment of that certain Home Improvement Retail Installment Contract of even date herewith, in the amount of \$ 8,302.56 payable to the order of and delivered to the Mortgagee, in and by which the Mortgagor promises to pay the contract and interest at the rate and in installments as provided in said contract with a final payment due on December 3, 1991, the following described real estate, to wit:

Lot 66 in Block 2 in Willis, West and Others Subdivision of that part of Block 9, located lying North of Railroad in Subdivision of Section 19, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Also known as: 1325 South Claremont Chicago, Illinois 60605

Permanent Index Number: 17-19-109-011

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RECORD DATA

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located 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 if all or any part of the property or an interest in the property is sold or transferred by Mortgagor without Mortgagee's prior written consent, Mortgagee, at Mortgagee's option, and in accordance with federal law, may require immediate payment in full of the entire amount due under the Mortgage and Home Improvement Retail Installment Contract. Mortgagee, at Mortgagee's option, may waive the right to declare the balance immediately due and may accept in writing an assumption agreement executed by the person to whom the Mortgagor is transferring or selling the interest in the property. If Mortgagee does allow Mortgagor's successor in interest to assume the obligation, Mortgagor will be released from further obligation under this Mortgage and the Home Improvement Retail Installment Contract.

IT IS FURTHER EXPRESSLY PROVIDED AND AGREED, That if default be made in the payment of the said 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 such case the whole of said sum, less unearned charges, secured by the said contract in this mortgage mentioned, shall thereupon, at the option of the said mortgagee, his or its attorneys or assigns, and as provided by law, become due and payable, and this mortgage may be foreclosed to pay the same, and it shall be lawful for the said 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.

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 and other liens, then there shall be paid the unpaid balance of said contract whether due and payable by the terms thereof or not.

DATED, This 11th day of November A.D. 19 87

Mortgagor Archie James (SEAL)

STATE OF ILLINOIS

Mortgagor (SEAL)

County of Cook

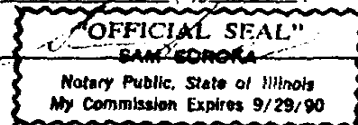
(Type or print names beneath signatures)

I, Sam Soroka in and for said County, in the State aforesaid, DO HEREBY CERTIFY, That

Archie James

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. IN WITNESS WHEREOF, I hereunto set my hand and official seal this 11th day of November 19 87

Notary Public



My Commission Expires

THIS INSTRUMENT WAS PREPARED BY

House of Beauty Builders

Name

2959 W. Belmont Ave., Chicago, Ill.

Address

UNOFFICIAL COPY

REAL ESTATE MORTGAGE

Archie James

1325 S. Claremont., Chicago, Ill 60608

TO

Chrysler First Fin. Serv. Corp.

650 Woodfield Drive

Schaumburg, Ill 60173

Date: December 16, 1987

After recording mail to:

Chrysler First Fin. Serv. Corp.
650 Woodfield Drive
Schaumburg, Ill 60173

place below for recorder's use only

DM-032377



ASSIGNMENT

The undersigned, for value received, does hereby grant, bargain, sell, assign, transfer and set over to Chrysler First Financial Service Corp. all right, title and interest in and to the Mortgage appearing on the reverse side hereof and the money due and to become due on the Home Improvement Retail Installment Contract secured thereby and warrants that no liens have been filed by Assignor on the property described in the Mortgage.

By Sheldon Ivgang Title Secretary & President

ACKNOWLEDGMENT

STATE OF Illinois
County of Cook ss.

On this 11th day of November 19 87, there personally appeared before me Sheldon Ivgang

known or proved to me to be the person whose name is subscribed to the within assignment, and acknowledged that he/she executed the same, as his/her free and voluntary act of the purposes therein contained and

(In the event the assignment is by a corporation) that he/~~she~~ is Secretary & President and was authorized to execute the said assignment and the seal affixed thereto, if any, is the seal of the corporation

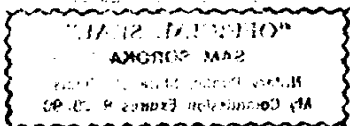
IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Mark W. Riefenberg, Notary Public
Cook County, State of Illinois
My Commission Expires Mar. 14, 1990

Notary Public

Mark W. Riefenberg

My Commission Expires



DEPT-91 RECORDING
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COOK COUNTY RECORDER

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