therein "Borrower"), and the Mortgages, TRAVENOL EMPLOYEES CREDIT UNION, whose address is 1425 Lake Cook Road, Deerfield, Illinois 60015 (herein

Lender"). WHEREAS, Borrower is indebted to Lender in the principal sum of Seventy-two thousand four hundred seventeen & 00/100 Dollars the indebtedness, if not sooner paid, due and payable on

TO SECURE to Lander the repayment of the indebtedness evidenced by the Note, with Interest thereon, the payment of all other surie, with interest thereon, And accordance herewith to protect the security of this Mortgage, and the performance of the covenants and agreements of Borrower does hereby mortgage, grant and convey to Lender, and the Lender's successors, the following described properly located in County, State of Illinois:

Lot 45 in Sub-Block 8 in Block 5 in Sheffield's Addition to Chicago in Section 32, Township 40 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

14-32-4 0-022 PIN:

> DEPT-01 RECORDING \$12,25 TRAN 1963 10/17/88 13:54:00 \$2222 TRA -88-47649 COOK COUNTY RECORDER

1921 Dayton, Chicago, Illinois 60614

which has the address of which with the property hereinalter described is referred to herein as the "property".

TOGETHER with all of the improvements now or herer sterie ecied on the property, and all easements, rights appurtenences, rents, profile, and all fixtures now or hereafter attached to the property, all of which, including replacements and additions thereto, shall be deemed to be and remain a part of the property covered by this Mortgage.

TO HAVE AND TO HOLD the property unto the Lender, and "for Conder's successors and assigns, forever, for the purposes, and upon the uses herein set forth, free from all rights and benefits under and by virtue of the Hon est of Exemption Laws of the State of Illinois, which said rights and benefits the Borrower and waive. Borrower hereby warrants that of the time of the ensealing and delivery of these presents Borrower is well seized of said real estate and premises in fee simple, and with full logal and equitable it to the mortgaged property, with good right, full power and lawful suthority to sell, assign, convey, mortgage and warrant the same, and that it is free and cluer of accumbrances, except as provided in paragraph 1, and that Borrower will forever warrant and defend the same against all lawful claims.

Citicorp Savings of Illinois This Mortgage is junior and subordinate to a first mortgage on the proprity from the Sorrower to 9/10/87 9/10/87 /87 ("Prior Mortgage"). The Prior Mortgage accures a cale ("Prior Note") dated.

Two hundred forty-seven thousand five policies (\$247.00.00_), made , in the original prindated. cipal amount of Two hundred forty-seven thousand five of the polars (\$247.500.00), made by the Borrower and payable to the holder of the Prior Note and the Prior Mortgage. Borrower hereby covenants and agrees to perform all of the pulgations under the Prior Note, the Prior Mortgage and all other documents and instruments ("PRIOR LOAN DOCUMENTS.") if any, related to the loan ("Prior Loan") evidenced by the Prior Note, including but not limited to all of the Borrower's obligations to make payments thereunder when and as they become due. Any distribution the Prior Mortgage or Prior Note shall constitute a related to the reunder.

In the event the holder of the Prior Note and the Prior Mortgage exercises its rights under the firion lote, or the Prior Mortgage, to immediately declare all sums remaining unpaid under the Prior Loan to be immediately due and payable, then Lender may, at it is option, also declare all remaining unpaid interest and principal under the Note secured by this Mortgage to be also immediately due and payable, immediately upon notice thereof to Borrower or to step in and assume payments to the Prior Note adding all such amount paid to the principal of this loan.

- Sorrower shall pay promptly when due the principal of and interest on the indebtedness evidences by the Note, late charges as provided in the Note, and each indebtedness which may be secured by a lien or charge on the premises superior to the fien hereof.
- 3. In the event of the enactment after this date of any law of filling adducting from the value of land for the purpose of taxation any lien thereon, or imposing upon the Lender the payment of the whole or any part of the taxes or assessments or charges or liens herein year of to be paid by Borrower, or changing in any way the laws retailing to the taxation of mortgages or debts secured by mortgages or the Lender's interest in the property, or the manner of delication of taxes, so as to affect this mortgage or the dobt secured hereby or the holder thereof, then and in each such event, the Borrower, until demand by the Lender, shall pay such taxes or assessments, or reimburse the Lender therefor; provided, however, that if in the opinion of counsel for the Ler der (a) it might be unlawful to require Borrower to make such payment or (b) the making of such payment might result in the imposition of interest beyond the maximum remount permitted by law, then and in such event, the Lender may elect, by notice in writing given to the Borrower, to declare all of the indebtedness secure. The low be and become due and payable sixty (60) days from the giving of such notice.
- 4. If, by the taws of the United States of America or of any state having jurisdiction in the premises, a tax is due or bederies the in respect of the issuance of the note hereby secured, the Borrower covenants and agrees to pay each such tax in the manner required by any such lay. The Borrower further covenants to hold harmless and agree to indemnify the Lander, and the Lender's successors or assigns, against all liability incurred by its on of the imposition of a tax on the issuance of the note secured hareby.
- 5. Before any penalty attaches borrower shall pay all taxes, assessments and other charges, fines and impositions attributable to the property which may attain a priority over this Mortgage.
- Borrower shall keep the improvements now existing or hereafter erected on the property insured against loss by fire, hazards included within the term "extended coverage", and such other hazards as Lender may require for the full insurable value without co-insurance providing for payment by the insurance companies of monfas suifficials either to pay the cost of replacing or repairing the same or to pay in full the indebtedness secured hereby, under insurance policies payable, in case of loss or damage, to Lender, such rights to be evidenced by the standard mortgage clause to be attached to each policy, and shall deliver all policies, including additional and renewal policies, to the Lender, and in case of insurance about to expire, shall deliver renewal policies not less than len (10) days prior to the dates of expiration. Each policy of insurance shall include a provision to the effect that it shall not be cancelled or modified without thirty (30) days prior written notice to the Lender. If the Prior Mortgage requires delivery of each such insurance policy to the holder of the Prior Mortgage, then Borrower may satisfy its obligation under this paragraph by delivering a duplicate original of each such policy or a certificate therefor to the Lender.
- 7. In case of loss, the Lender is hereby authorized, at its sole option, either (i) to settle and adjust any claim under such insurance policies without consent of Borrower or (ii) to allow Borrower to agree with the insurance company or companies on the amount to be paid upon the loss, subject to Lender's rights under the PRIOR LOAN DOCUMENTS. In either case, Lender shall have the right to collect and receipt for such insurance money, Such insurance proceeds shall be applied either from time to time and at the sole option of the Lender, in payment or reduction of the inabledness secured hereby, whether the or not, or be held by the Lender and used to reimburse Borrower for the cost of the repair or restoration of buildings or improvements on said property. The buildings and improvements shall be so repaired or restored as the Lender may require and approve. No payment made prior to the linal completion of such repair or restoration into time, and at all times the undisbursed betance of said proceeds remaining in the hands of the Lender shall be at least sufficient to pay for the cost of completion of such work free and clear of tiens.
- 8. Borrower hereby assigns, transiers and sets over unto the Lender the entire proceeds of each award or claim for damages for any of the property taken or damaged under the power of eminent domain or by condemnation, subject to the Lender's rights under the Prior Lean Documents. The Lender may elect to apply the proceeds of the award upon or in reduction of the indebtedness secured hereby, whether due or not, or to require Borrower to restore or rebuild, in which event the proceeds shall be held by the Lender and used to reimburse Borrower for the cost of the rebuilding or restoring of buildings or improvements on the property, in accordance with plans and specifications to be submitted to and approved by the Lender, it Borrower is authorized by the Lender's election as aforesaid to rebuild or restore, the proceeds of the award shall be paid out in the same manner as is provided in Paragraph 7 hereby for the payment of insurance proceeds lower the cost of repairing or restoring. The surplus which had remain out of said award after payment of such solit of repair, rebuilding or restoration, at the option of the Lender, shall be applied on account of the indebtedness secured hereby.
- 9. Borrower shalf fleep the property in good condition and repair, without waste and free from machanics gars or other liens or claims not expressly subordinated to the ilenshereof unless otherwise hereinprovided for, and shall comply with all requirements of little mynicipal ordinance with respect to the property and the use thereof.

...

88476491 10. If Borrower fails to perform the civin in a an inverted at the property for the propert

All expenditures and expenses incurred by Lender pursuant to this Palagraph 10; with interest the source of the pursuant to this Palagraph 10; with interest the source of the pursuant to the pursuant to the source of the pursuant to the source of the pursuant to the source of the pursuant thereof, and shart bear interest from the date of disbursement at the rate payable from time to time on outstanding principal uniterest from the date of disbursement at the rate payable from time to time on outstanding principal uniterest to applicable law, in which event such amounts shall bear interest at the highest rate permissible index applicable law. Nothing contained in this Paragraph 10; shall require Lender to inque. any expense or take any action hereunder.

- in. Borrower covenents and agrees that it and to the extent tiender pays installments of principal or interest or any other sums due under the Prior Note the Prior Mortgage or the other documents or instruments, if any, evidencing or sequent tipe Prior Mortgage and the extension in existence to secure Borrower's terest, powers and privileges granted to the holder of the Prior Note and the Prior Mortgage, and the Prior Mortgage shall remain in existence to secure Borrower's obligation to repay all such installments or other sums paid by Lender.
- 12. As long as any indebtedness sepured bareby remains unpaid, in the event that Egrayes without the pulor written opposit of the Lender, shall unpaid, an opposit of delault under this Morigage and the Lender shall constitute an event of delault under this Morigage and the Lender shall have the right, at its election, to declare immediately due and payable the entire indebtedness secured hereby.
- 13. To the extent permitted by law, if bankruptcy or any other proceeding for relief under any bankruptcy or similar law for the relief of debtors, is instituted by or against Borrower, the Lender, at its option, may declare this Morrogage in default upon metics to Borrower, intercenting interpretations secured hereby shall become immediately due and payable.
- 14. In addition to all other rights of Lender contained herein, in the event Borrower (I) falls to make any payment when due hereunder, or (I) defaults in the performance of any other of Borrower's obligations hereunder and said default shall continue for ten (10) days, then Lender, at its option, and without the recessity of giving notice or demand, the same being hereby expressly waived, may declar, a any portion or the entire principal balance, together with all other charges, hymediately due and payable. The necessity of demand that payment be made in a scordance with the terms hereof as a obliction precedent to the exercise of subthoption subsequent to the acceptance of overdue payments is hereby waived. The acceptance of any sum less than a full installment shall not be construed as at waiver of a default in the payment of such full installment.
- waiver of a default in the payment of such full installment.

 15. When the indebtedness hereby secured shall become due whether by acceleration or otherwise, Londer shall have the right to foreclose the lienthereot. In any suit to foreclose the lienthereot, the resolution of the lienthereot. In any suit to foreclose the lienthereot, the resolution of the lienthereot. In any suit to foreclose the lienthereot, the lienthereot, the lienthereot, and support evidence and appears evidence, attender as to items to be expended after entry of the decree of problems and expert evidence, attender as to items to be expended after entry of the decree of problems and expended after entry of the decree of problems and expended after entry of the decree of problems and expended after entry of the decree of problems and expended after entry of the decree of problems and expended after entry of the decree of problems and expended after entry of the decree of problems and expended after entry of the decree of problems and expended after entry of the decree of problems and expended after entry of the decree of problems and expended after entry of the decree of problems and expended after entry of the such decree of problems and expended after entry of the such decree of problems and expended after entry of the such decree of problems and expended after entry of the such decree of the such and of the connection with (a) any problems and payable, will find a such right to foreclose whether or not actually commenced; or c) preparations for the defense of any actual or threatened suit or proceeding which might affect the property or the security of the resolution of the defense of any actual or threatened suit or proceeding which might affect the property or the security of the resolution of the defense of any actual or threatened suit or proceeding which might affect the property or the security of the resolution of the defense of any actual or threatened suit or proceeding which might affect the property or the security of the forec ty hereof,
 - 16. The proceeds of a foreclosure sal? of the property shall be distributed and applied in the following order of priority: First, on account of ell costs and expenses incident to the foreclosure procedury, a including all such items as are mentioned in the preceding paragraph hereof; second, all other items which under the terms hereof constitute secured independence additional to that evidenced by the note, with interest thereon as herein provided; third, all principal and interest remaining unpaid on the note; fourth, any remaining sums to Borrower, its heirs or legal representatives, as its rights may appear.
 - 17. Upon or at any time after the filling of a complet int to functions this Mortgage this could finally such shapeants the filled may appoint a receiver of said property. Such appointment may be either before or after sale, without notice, without regard to the solvensy or insertency of Solvensers at the films of applications for such receiver and without regard to the then value of the property or whether the same shall be then oddiplied as a homestead or not, and the Lander may be appointed as such receiver. Such receiver shall have prover to rolled the profit, season and profits of said property during the perfectors such receiver. Such receiver shall have prover to rolled the profit of said property during the perfectors as one to receiver, and said in such as a fill deproperty during the fill as a such receiver, such receiver, would be entitled to collect such rents, issues and profits, and all other powers which experts excessery examples and cases for the protection, control, management at or persistent of the property during the whole of said period. The Court from time to time may authorize the receiver to apply the net lincome in his hands in paymer. In whole or in part of the fill in the fill of a said period, or by any decree forcioling this Mortgage, and each tax, special assessment or other lien which may correspond to the lien hereof or of such decree, provided such application is made prior to force the receiver sais; (2) the deficiency in case of a sale and deficiency.
 - 18. No action for the enforcement of the lieu or of any provision:hereof analy be subjective any defense, which would met be good and available to the party interposing same in an action at law upon the notice hereby secured.
 - 19. The Borrower at the request of the Lender shall provide copies of pair tax bills.

 20. Borrower represents and agrees that the obligation secured hereby constitutes a loan secured by a iten on a residential realisates which comes within the purriew of III. Rev. Stat. 1983, ch. 17. Subsection 604(191), as amended, Ally get ments highly and the the frois accurate hereby are expressed to be purried or or over the manager, shall the amount paid or agreed to be purried or on the highest tawful rate participate under applicable usury laws. If, from any provinces whatspeer, the firm any province of a gaid Note at the time performance of such provision shall be due, shall involve transcending the limit of validity practiced by law which a court may deep interest an amount which would exceed the highest lawful rate, such amount which would be exceeding the applied to the reduction of the lapped property. balance due under said Note and not to the payment of interest,

 - 22. No waiver of any provision of this Mortgage shall be implied by any tailure of Londer to enforcement real responsive therweleties of such provision, even if such violation be continued or repeated subsequently, and no express waiver by Conder shall be valid being and shall not affect any provision of the time and in the one specified in such written waiver and that provision only for the time and in the manner specification of the real seaton of the time and in the manner specification of the real seaton of the time and in the manner specification of the real seaton of the time and in the manner specification of the seaton of the time and in the manner specification of the seaton of the time and the seaton of the sea
 - Upon payment of all sums secured by this Mortgage, Lender stiall release this Mortgage and the thort by gird ser in Ingment without charge to Box rower. Borrower shall pay all costs of recordation, if any.
 - 24. The singular number shall mean the plural and vice verse and the hissouline shall mean the feminine and neutor and vice, since resoluting shall mean the feminine and neutor and vice, since resoluting shall mean the feminine and neutor and vice since resolution of the feminine and neutor and the state. Tripoluting/buterat firming/10% / jet Illinair. 2 ok of toficions, not personally but solely Tripolating/pulsed immediate a continue and a continue and personally but solely and the continue and the co

n) lai thèiri 🕏

definition to the fig. I am Conc. I see then in pursuance of a trust precision, dated in hydrocone where the property of the the FIRST ILLIHOIS BANK OF LA GRANGE

ere di i	in the first of the state of th	AS TRUSTED U/T/a 1915	
医骨骨 经产品	er eine fem im bereicht ber gieg ber gestellten bie bei giet gefetlernt	A Company of the Comp	
erranian in element	and the state of the control of the	By: Live Still pland Trust Ofcr.	
rigges Matty, ty 🐪 film	on the second of the figure of the enterest on by a contest of Truet,	Attests / Mise / Seller	
STATE GOF HILLINOIS)	أَنَّ وَاللَّهُ وَاللَّهُ عَلَيْهُ عَلَيْهِ اللَّهُ وَاللَّهُ عَلَيْهِ اللَّهِ وَمِنْ اللَّهِ عَلَيْهِ وَاللّ	And the second s	
	a្រឿងនៅអាណន គេប្រជាជា ដល់ជាលោក by re ason of any exithe tor m	there is the extraction of the first of the state of the	
	businesses and conditions contained in this instrument.	 State of the problem of	
	the undersigned	r et a transfer de la signa de la Miguella (1900), en la lagración de la transfer de la fina de la companie de La la companie de la companie de la companie de la companie de la constante de la transfer de la companie de l	
	Ruth Reid, Land Trust Of	Ficer of FIRST ILLINOIS BANK OF LA GRANGE and	
carrice see car	Qu. Trust Officer of said Bank	to an Sign for motion with a fire to the matrix of parts.	
bahabushish kucasu to ius	to de una gassia belgout 7 milosa usuna 77 V.C.C. enazor	roto: to the straighting trestrimetic belowing the (strike state day (4) belond it with	
scknowledged that	they signed and delivered the seld instrume	ent as their tree and voluntary soll for the Control purpose or esaf	d
		to the control of the	
herein set forth, includ	ling the release and walver of the right of homestead:	and the state of the country of the state of	
Given under my t	hand and official seal, this13thday of00	tober was a supplementable of the Commission and the state of the commission of the	
		And the last of the last of the last of the little of the last of	
•	the second secon	Xuna min	
÷	The state of the s	A CONTROL OF PROTEIN Public And	
		norman and the first transfer of the first of the control of the first of the control of the con	
MAIL THIS INSTRUMEN	NT TO:		

Raxter Credit Union 1425 Lake Cook Road Decificid, IL 60015

والمرابية المرابية



Applications of the con-grand of the con-ing product the con-

e di e

10.0470