

ILLINOIS REAL ESTATE MORTGAGE

UNOFFICIAL COPY

Index No 25-09-407-013 H80

88053977

THIS INDENTURE WITNESSETH THAT WILLIAM G. BLAKE and PEARL J. BLAKE

9949 S. LAFAYETTE, CHICAGO, ILL. MORTGAGORS; CITY HOME SERVICES, CHICAGO, ILL. MORTGAGEE

to secure payment of that certain Retail Installment Contract (Home Improvement) executed by the MORTGAGORS; bearing even date herewith, payable to the MORTGAGEE above named, in the total amount of \$ 15,625.20 being payable in 120

consecutive monthly installments of 130.21 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 in accordance to said Retail Installment Contract, or any consolidation thereof pursuant to the Illinois Retail Installment Sales Act, together with delinquency and collection charges, on 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 or breach of any of the covenants or agreements herein contained.

AND IT IS EXPRESSLY PROVIDED AND AGREED, That the Mortgagors shall pay all taxes and assessments upon said premises when due, and keep the same in repair, and in their full insurable value for the benefit of Mortgagee, shall pay all installments of prior mortgages that encumber said premises, and interest thereon, when due, and shall keep said premises in good repair. In the event of the failure of Mortgagee 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 MORTGAGORS TO MAINTAIN Fire and Extended Coverage or other physical damage insurance for the benefit of the Mortgagee, 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 2nd day of November AD 1987

MUST BE SIGNED IN THE PRESENCE OF A NOTARY (OR REQUIRED WITNESS. X William G. Blake (SEAL)

Subscribing Witness (SEAL) Pearl J. Blake (SEAL)

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 COUNTY OF COOK } ss

I, a Notary Public for and in said County, do hereby certify that the subscribing witness to the foregoing instrument personally known to me, who being by me duly sworn, did depose that he/she resides at

that he/she knows said in, and who executed, the foregoing instrument as his/her/their free and voluntary act, for the uses and purposes therein set forth; that he/she, said subscribing witness, was present and saw him/her/them execute the same, and that he/she, said subscribing witness, at the time subscribed his/her name as witness therein.

Given under my hand and notarial seal this day of 19 My commission expires 19 (NOTARY PUBLIC)

STATE OF ILLINOIS } COUNTY OF COOK } ss SHELLY BERKOWITZ

I, a Notary Public for and in said County, do hereby certify that WILLIAM G. BLAKE and PEARL J. BLAKE 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 he/she/they signed and delivered the said instrument as his/her/their 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 notarial seal this 2ND day of NOVEMBER 1987

My commission expires SHELLY BERKOWITZ 19 Notary Public, State of Illinois (NOTARY PUBLIC)

THIS INSTRUMENT IS FILED IN THE PUBLIC RECORDS OF THE COUNTY OF COOK, ILLINOIS, ON 11/22/87 Name ART ZAMOST Address 3101 N. CICERO

5.47 DOCUMENT NUMBER

88053977

UNOFFICIAL COPY

ASSIGNMENT OF MORTGAGE

For consideration paid CITY HOME SERVICES (Contractor)
 mortgage from WILLIAM & PEARL BLAKE
 to CITY HOME SERVICES (Contractor) dated 11-2-87

and intended to be recorded with Cook County Recorder & F Deeds
 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

(Individual and Partnership Signature) Arthur J. Mannix
 (Corporate Signature) _____
 WITNESS my (our) hand(s) and seal(s) this 2nd day of November, 1987
 IN WITNESS THEREOF, _____
 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 _____ day of _____, 19____
 By _____
 Duty Authorized (Name of Officer and Title)

ACKNOWLEDGEMENT BY INDIVIDUAL

THE STATE OF ILLINOIS COUNTY OF COOK SS. _____
 Then personally appeared the above named ARTHUR J. MANNIX
 assignment to be his free act and deed.
 Before me, James C. Mannix My commission expires _____
James C. Mannix Notary Public
 " OFFICIAL AND ACTED AS THE FOLLOWING
 JAMES C. MANNIX
 NOTARY PUBLIC, STATE OF ILLINOIS
 MY COMMISSION EXPIRES 6/11/90

ACKNOWLEDGEMENT BY CORPORATION

THE STATE OF _____ COUNTY OF _____ SS. _____
 Then personally appeared the above named _____, the _____ of _____ 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, _____ My commission expires _____
 _____ Notary Public

ACKNOWLEDGEMENT BY PARTNERSHIP

THE STATE OF _____ COUNTY OF _____ SS. _____
 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 _____
 _____ Notary Public

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REAL ESTATE MORTGAGE STATUTORY FORM
WILLIAM & PEARL BLAKE & FRANK J. BLAKE
 TO
CITY HOME SERVICES
 ASSIGNMENT OF MORTGAGE
CITY HOME SERVICES
 TO
The Dartmouth Plan, Inc

When recorded mail to
ROSE ANN CHALMERS
 1301 FRANKLIN AVENUE
 GARDEN CITY, NEW YORK 11530

Space for RCM use only

UNOFFICIAL COPY

Lot 29 in Block 1 in Bu^hans Subdivision of Block 1,2,13, & 14 in Fernwood a
Resubdivision of the SE¹/₄ of Section 9, Township 37 North, Range 14, East of the
Third Principal Meridian, in Cook County, Illinois
SAID PREMISES ARE KNOWN AS AND BY: 9949 Lafayette Ave., Chicago, Illinois
REAL ESTATE INDEX NO. 25-09-407-018

Property of Cook County Clerk's Office

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