

ILLINOIS REAL ESTATE MORTGAGE

UNOFFICIAL COPY 6-13-212-010

(This space for Recorder's use only)

THIS INSTRUMENT WITNESSETH THAT

Thurman Palmore and Leola Palmore

88285635

2735 W. Adams (Buyer's Address) MORTGAGE and WARRANT TO

City of Chicago Mid-City Lumber & Supply Co., Inc.

State of Illinois, Mortgagor(s)

3525 W. Peterson-Chgo, 11, 60659

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 \$ 6415.92 being payable in 84

consecutive monthly installments of 76.38 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 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 building 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 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, 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(S) 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 22nd day of March AD 19 88

MUST BE SIGNED IN THE PRESENCE OF A NOTARY OR REQUIRED WITNESS.

X Thurman Palmore (SEAL) Mortgagor

(SEAL) Subscribing Witness

X Leola Palmore (SEAL) Mortgagor

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 COUNTY OF Cook I, Louis P. Paul

This Mortgage was signed at 2735 W. Adams-Chgo, Ill.

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 22nd day of March 19 88

My commission expires May 9, 19 92

Notary Signature

NOTARY PUBLIC LOUIS P. PAUL NOTARY PUBLIC STATE OF ILLINOIS MY COMMISSION EXP. MAY 9, 1992

STATE OF ILLINOIS COUNTY OF Cook I, Louis P. Paul

This Mortgage was signed at 2735 W. Adams-Chgo, Ill.

a Notary Public for and in said County, do hereby certify that Thurman Palmore and Leola Palmore (his/her spouse), 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 22nd day of March 19 88

My commission expires 19

Notary Signature

OFFICIAL SEAL NOTARY PUBLIC LOUIS P. PAUL NOTARY PUBLIC STATE OF ILLINOIS MY COMMISSION EXP. MAY 9, 1992

THIS INSTRUMENT WAS PREPARED BY

Name L. Paul Address 3525 W Peterson Chicago, Ill

88285635

DOCUMENT NUMBER

UNOFFICIAL COPY

ASSIGNMENT OF MORTGAGE
 For consideration paid, Mid-City Lumber & Supply Co. Inc. holder of the within
 mortgage, from Thurman and Leola Palmore
 to Mid-City Lumber & Supply Co. Inc. dated March 22, 1988

and intended to be recorded with Recorders Office (Registal of Titles) of Cook County, Ill.
 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) (Corporate Signature)

WITNESS my (our) hand(s) and seal(s) this _____ day of _____ 19____
 IN WITNESS THEREOF, Louis P. Paul
Mid-City Lumber & Supply Co. Inc.
 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 11th day of May 19 88
 By X Louis P. Paul President
 Louis P. Paul

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 Illinois COUNTY OF Cook SS. _____ May 11, 19 88
 (Then personally appeared the above named) Louis P. Paul the President
Mid-City Lumber & Supply Co. 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, _____ My commission expires April 25 19 92
 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

88285635

REAL ESTATE MORTGAGE STATUTORY FORM

Thurman Palmore
 Leola Palmore
 TO
 Mid-City Builders

ASSIGNMENT OF MORTGAGE

When recorded mail to:
 The Dartmouth Plan
 1301 Franklin Ave
 Garden City, NY

Specify below for Recorder's use only



UNOFFICIAL COPY

Lot 10 in Webb's subdivision of lots 6 and 7 in block 2 is Rockwell's addition to Chicago also lot 1 in McCally's subdivision of lots 2 and 3 in block 2 in Rockwells addition to Chicago in Cook County Il.

Property of Cook County Clerk's Office 88285635

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Property of Cook County Clerk's Office

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