

REAL ESTATE MORTGAGE

(Please print or type all names and addresses)

REAL ESTATE INDEX #

UNOFFICIAL COPY

88316486

(This space for Recorder's use only)

THIS INDENTURE WITNESSETH THAT MARY NORWOOD AND MOSES NORWOOD

2126 S. ALBANY, City of CHICAGO State of Illinois, Mortgagors;
(Buyer's Address)
MORTGAGE and WARRANT to ACE HOME IMPROVEMENT SERVICES, INC.
2140 N. CLYBOURN AVE. CHICAGO, ILLINOIS 60614 Mortgagee
(Contractor)

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 \$ 4,092⁶⁰ being payable in 60

consecutive monthly installments of 68²¹ 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, 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, on 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, 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 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 5% 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 MORTGAGOR IS TO MAINTAIN Full 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, that 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 1 day of MAY AD 19 88

MUST BE SIGNED IN THE PRESENCE OF A NOTARY OR REQUIRED WITNESS.
Subscribing Witness: MARY NORWOOD (SEAL)
MOSES NORWOOD (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 } ss. _____

_____ 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 _____ to be the individual(s) described 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.
LEON J. PINSLER a Notary Public for and in said County, do hereby certify

that MARY NORWOOD and MOSES NORWOOD (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 1 day of May 19 88

My commission expires August 15, 88 (NOTARY PUBLIC)

THIS INSTRUMENT WAS PREPARED BY
Name LEON J. PINSLER
Address 2140 N. CLYBOURN AVE
CHICAGO, ILL 60614

DOCUMENT NUMBER

88316486

UNOFFICIAL COPY

ASSIGNMENT OF MORTGAGE

For consideration paid ACE HOME IMPROVEMENT SERVICES, INC. holder of the within mortgage, from MARY NORWOOD & MOSES NORWOOD to ACE HOME IMPROVEMENT SERVICES, INC. dated May 1, 1964 and intended to be recorded with COOK COUNTY RECORDER'S OFFICE 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, Steven Pinsler ACE HOME IMP.

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 6/14/64 day of _____ 19____

Steven Pinsler By Steven Pinsler
Secretary (Corporate Seal) Duty 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 ILLINOIS COUNTY OF COOK SS. 6/14 1964

Then personally appeared the above named STEVEN G. PINSLER the PRESIDENT of ACE HOME IMP. SERV., 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, Steven Pinsler My commission expires Aug. 15 1964
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

88316486

REAL ESTATE MORTGAGE STATUTORY FORM
 MOSES NORWOOD
 MARY NORWOOD
 GALAXIE / ACE HOME IMPROVEMENTS
 ASSIGNMENT OF MORTGAGE
 GALAXIE / ACE HOME IMPROVEMENTS
 TO
 THE DARTMOUTH PLAN, INC.

When recorded ROSE ANN CHALMERS
 THE DARTMOUTH PLAN, INC.
 1301 FRANKLIN AVENUE
 GARDEN CITY, N.Y. 11530

Space below for Recorder's use only

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LOT 9 IN THE RESUBDIVISION OF BLOCK 18 (EXCEPT THE NORTHERLY 25 FEET) IN
DOUGLAS PARK ADDITION TO CHICAGO IN SECTION 24, TOWNSHIP 39, N., RANGE 13
EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PREMISES KNOWN AS AND BY:

2126 ALBANY STREET S.

CHICAGO, ILL 60623

REAL ESTATE INDEX #16-24-311-016

Property of Cook County Clerk's Office

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Recorder Return To:

THE DARTMOUTH PLACE, INC.
1301 FRANKLIN AVENUE
GARDEN CITY, N.Y. 11530

ROSE ANN CHALMERS



Property of Cook County Clerk's Office

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JUL 19 1982

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AMERICAN