

89445665

UNOFFICIAL COPY

REAL ESTATE MORTGAGE



A 976255 w 1000

Recording requested by:
Please return to:

GENERAL FINANCE CORP *Box 333*
9036 W OGDEN AVE
BROOKFIELD, IL 60513

THIS SPACE PROVIDED FOR RECORDER'S USE

NAME(S) OF ALL MORTGAGORS

DALE JOHNSON AND WIFE SANDRA and Evelyn B
4174 blanchan Harpster
brookfield, il. 60513 (Deceased)

MORTGAGE AND WARRANT TO

MORTGAGEE:

GENERAL FINANCE CORPORATION
6036 WEST OGDEN AVE
P. O. BOX 88
BROOKFIELD, IL 60518
PHONE: 312-385-8015

NO. OF PAYMENTS	FIRST PAYMENT DUE DATE	FINAL PAYMENT DUE DATE	TOTAL OF PAYMENTS
84	10/11/89	9/11/96	22852.20

THIS MORTGAGE SECURES FUTURE ADVANCES - MAXIMUM OUTSTANDING \$ 22852.20
(If not contrary to law, this mortgage also secures the payment of all renewals and renewal notes hereof, together with all extensions thereof)

The Mortgagors for themselves, their heirs, personal representatives and assigns, mortgage and warrant to Mortgagee, to secure indebtedness in the amount of the total of payments due and payable as indicated above and evidenced by that certain promissory note of even date herewith and future advances, if any, not to exceed the maximum outstanding amount shown above, together with interest and charges as provided in the note or notes evidencing such indebtedness and advances and as permitted by law, ALL OF THE FOLLOWING DESCRIBED REAL ESTATE, to wit:

LOT 50 AND THE SOUTH 1/2 OF LOT 51 IN STEAPACHS ADDITION TO WEST CROSSBAR, A SUBDIVISION OF THE NORTH 1006.05 FEET OF THE WEST 222.4 FEET OF THAT PART OF THE WEST 1/2 OF THE NORTH WEST 1/4 OF SECTION 2, TOWNSHIP 28 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTH OF OGDEN AVENUE IN VILLAGE OF BROOKFIELD, COOK COUNTY, ILLINOIS.

13.00

✓ Permanent Tax No 18-03-113-062

21 11:02 89445665

property address: 4174 Blanchan, Brookfield

DEMAND FEATURE (if checked) Anytime after 9/11/96 year(s) from the date of this loan we can demand the full balance and you will have to pay the principal amount of the loan and all unpaid interest accrued to the day we make the demand. If we elect to exercise this option you will be given written notice of election at least 90 days before payment in full is due. If you fail to pay, we will have the right to exercise any rights permitted under the note, mortgage or deed of trust that secures this loan. If we elect to exercise this option, and the note calls for a prepayment penalty that would be due, there will be no prepayment penalty.

including the rents and profits arising or to arise from the real estate from default until the time to redeem, if any sale under judgment of foreclosure shall expire, situated in the County of COOK and State of Illinois and 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 or breach of any of the covenants, agreements, or provisions herein contained.

And it is further provided and agreed that if default be made in the payment of said promissory note (or any of them) or any part thereof, or the interest thereon or any part thereof, when due, or in case of waste or non-payment of taxes or assessments, or neglect to procure or renew insurance, as hereinafter provided, then and in such case, the whole of said principal and interest secured by the note in this mortgage mentioned shall thereupon, at the option of the holder of the note, become immediately due and payable; anything herein or in said promissory note contained to the contrary notwithstanding and this mortgage may, without notice to said Mortgagor of said option or election, be immediately foreclosed; and it shall be lawful for said Mortgagee, agents or attorneys, to enter into and upon said premises and to receive all rents, issues and profits thereof, the same when collected, after the deduction of reasonable expenses, to be applied upon the indebtedness secured hereby, and the court wherein any such suit is pending may appoint a Receiver to collect said rents, issues and profits to be applied on the interest accruing after foreclosure sale, the taxes and the amount found due by such decree.

If this mortgage is subject and subordinate to another mortgage, it is hereby expressly agreed that should any default be made in the payment of any installment of principal or of interest on said prior mortgage, the holder of this mortgage may pay such installment of principal or such interest and the amount so paid with legal interest thereon from the time of such payment may be added to the indebtedness secured by this mortgage and the accompanying note shall be deemed to be secured by this mortgage, and it is further expressly agreed that in the event of such default or should any suit be commenced to foreclose said prior mortgage, then the amount secured by this mortgage and the accompanying note shall become and be due and payable at any time thereafter at the sole option of the owner or holder of this mortgage.

This instrument prepared by RACHEL MORRELL (Name)
9036 W OGDEN AVE
BROOKFIELD, IL. 60513 (Address)
of _____ Illinois.
013-00021 (REV. 5-88)

89445665

UNOFFICIAL COPY

And the said Mortgagor further covenants and agrees to and with said Mortgagee that they will in the mean-time pay all taxes and assessments on the said premises, and will as a further security for the payment of said indebtedness keep all buildings that may at any time be upon said premises insured for fire, extended coverage and vandalism and malicious mischief in some reliable company, up to the insurable value thereof, or up to the amount remaining unpaid of the said indebtedness by suitable policies, payable in case of loss to the said Mortgagee and to deliver to them all policies of insurance thereon, as soon as effected, and all renewal certificates therefor; and said Mortgagee shall have the right to collect, receive and receipt, in the name of said Mortgagor or otherwise; for any and all money that may become payable and collectable upon any such policies of insurance by reason of damage to or destruction of said buildings or any of them, and apply the same less \$ 22852.20 reasonable expenses in obtaining such money in satisfaction of the money secured hereby, or in case said Mortgagee shall so elect, may use the same in repairing or rebuilding such building and in case of refusal or neglect of said Mortgagor thus to insure or deliver such policies, or to pay taxes, said Mortgagee may procure such insurance or pay such taxes, and all monies thus paid shall be secured hereby, and shall bear interest at the rate stated in the promissory note and be paid out of the proceeds of the sale of said premises, or out of such insurance money if not otherwise paid by said Mortgagor.

If not prohibited by law or regulation, this mortgage and all sums hereby secured shall become due and payable at the option of the Mortgagee and without notice to Mortgagor forthwith upon the conveyance of Mortgagor's title to all or any portion of said mortgaged property and premises, or upon the vesting of such title in any manner in persons or entities other than, or with, Mortgagor unless the purchaser or transferee assumes the indebtedness secured hereby with the consent of the Mortgagee.

And said Mortgagor further agrees that in case of default in the payment of the interest on said note when it becomes due and payable it shall bear like interest with the principal of said note.

And it is further expressly agreed by and between said Mortgagor and Mortgagee, that if default be made in the payment of said promissory note or in any of them or any part thereof, or the interest thereon, or any part thereof, when due, or in case of a breach in any of the covenants, or agreements herein contained, or in case said Mortgagee is made a party to any suit by reason of the existence of this mortgage, then or in any such cases, said Mortgagor shall at once owe said Mortgagee reasonable attorney's or solicitor's fees for protecting their interest in such suit and for the collection of the amount due and secured by this mortgage, whether by foreclosure proceedings or otherwise, and a lien is hereby given upon said premises for such fees, and in case of foreclosure hereof, a decree shall be entered for such reasonable fees, together with whatever other indebtedness may be due and secured hereby.

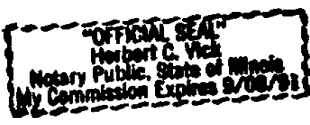
And it is further mutually understood and agreed, by and between the parties hereto, that the covenants, agreements and provisions herein contained shall apply to, and, as far as the law allows, be binding upon and be for the benefit of the heirs, executors, administrators and assigns of said parties respectively.

In witness whereof, the said Mortgagor has hereunto set their hand and seal 11 this 11 day of

SEPTEMBER A.D. 19 89 Herbert C. Vick (SEAL)
[Signature] (SEAL)
[Signature] (SEAL)
[Signature] (SEAL)

STATE OF ILLINOIS, County of COOK ss.
I, the undersigned, a Notary Public, in and for said County and State aforesaid, do hereby certify that

personally known to me to be the same person as whose name s subscribed to the foregoing instrument appeared before me this day in person and acknowledged that he y signed, sealed and delivered said instrument as 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 seal this 11th day of SEPTEMBER, A.D. 19 89.
[Signature]
Notary Public

My commission expires

REAL ESTATE MORTGAGE

DO NOT WRITE IN ABOVE SPACE



TO

Recording Fee \$3.50. Extra acknowledgments, fifteen cents, and five cents for each lot over three and fifty cents for long descriptions.

Mail to:

89445665

UNOFFICIAL COPY

MEDICAL CERTIFICATE OF DEATH

STATE 1986

DECEASED - NAME 1. ELIWA B HARPATOR		SEX 2. FEMALE	DATE OF DEATH 3. FEBRUARY 20, 1986
RACE (WHITE, NEGRO, AMERICAN INDIAN OR ALASKAN NATIVE) 4. WHITE		ETHNIC OR DECENTY 5. POLISH	DATE OF BIRTH (MO., DAY, YEAR) 6. JULY 1, 1902
COUNTY OF DEATH 7. COOK		HOSPITAL, OR OTHER INSTITUTION 8. LA GRANGE MEMORIAL HOSP	
STATE OF BIRTH (PART NO. 5A) 9. ILLINOIS	CITIZEN OF WHAT COUNTRY 10. U.S.A.	MARRIED, NEVER MARRIED, WIDOWED, DIVORCED (SPECIFY) 11. WIDOW	NAME OF SURVIVING SPOUSE (MAIDEN NAME, IF WIFE) 12.
SOCIAL SECURITY NUMBER 13. 350-07-4208	USUAL OCCUPATION 14. HOMEMAKER	KIND OF BUSINESS OR INDUSTRY 15. OWN HOME	WAS DECEASED EVER IN U.S. ARMED FORCES (SPECIFY YES OR NO) 16. NO
RESIDENCE - STREET AND NUMBER 17. 4174 BLANCHAN AVE	CITY, TOWN, VILLAGE OR RURAL DISTRICT NO. 18. BROOKFIELD	COUNTY 19. COOK	STATE 20. IL.
FATHER - NAME 21. N/A		MOTHER - MAIDEN NAME 22. KORCZYNSKA	
IMMEDIATE NAME (TYPE OR PRINT) 23. DALE JOHNSON		RELATIONSHIP 24. GRANDSON	MAILING ADDRESS (STREET AND NO. OR P.O. BOX, CITY OR TOWN, STATE, ZIP) 25. 4174 BLANCHAN AVE, BROOKFIELD, IL. 605
PART I - DEATH WAS CAUSED BY (ENTER ONLY ONE CAUSE PER LINE FOR I01, I02, I03, I04, I05) 26. Suppression of respiratory system function			APPROXIMATE INTERVAL BETWEEN ONSET AND DEATH 27. 2 1/2 hours
CONDITIONS IF ANY, WHICH WERE CAUSE TO INVESTIGATE CAUSE (SEE INSTRUCTIONS UNDER "CAUSE") 28. old cerebral infarction			29. 5.0000
PART II - OTHER SIGNIFICANT CONDITIONS (CONDITIONS CONTRIBUTING TO DEATH BUT NOT RELATED TO CAUSE GIVEN IN PART I) 30. generalized atherosclerosis			AUTOPSY (SPECIFY) 31. NO
DATE OF OPERATION, IF ANY 32. NONE	MAJOR FINDINGS OF OPERATION 33.		IF FEMALE, WAS THERE A PREGNANCY IN PAST THREE MONTHS? 34. YES <input type="checkbox"/> NO <input checked="" type="checkbox"/>
SIGNATURE OF PHYSICIAN WHO ATTENDED THE DECEASED AND LAST SAW HIM/HER ALIVE OR TO THE BEST OF HIS KNOWLEDGE, DEATH OCCURRED AT THE TIME, PLACE AND DUE TO THE CAUSE(S) STATED. 35. William C. Moore		IM. MTH., AT YEAR 36. Feb 21, 1986	WAS CORONER OR MEDICAL EXAMINER NOTIFIED? (SPECIFY YES OR NO) 37. NO
NAME AND ADDRESS OF CERTIFIER 38. 1327 Normal Drive - Brookridge, Ill 60501		HOUR OF DEATH 39. 8:45 A.M.	DATE SIGNED (MO., DAY, YEAR) 40. Feb 28 86
NAME OF ATTENDING PHYSICIAN IF OTHER THAN CERTIFIER (TYPE OR PRINT) 41. DR. ROBERT D. HILZEMAN		ILLINOIS LICENSE NUMBER 42. 30604	
DISPOSITION 43. HITZEMAN FUNERAL HOME P.C. 9445 W. 31ST ST. BROOKFIELD, IL. 60513		FUNERAL DIRECTOR'S SIGNATURE 44. Robert F. Hitzeman	
LOCAL REGISTRAR'S SIGNATURE 45. Elaine M. Ronovsky		DATE FILED AT LOCAL REGISTRAR (MONTH, DAY, YEAR) 46. FEB 28 1986	

I HEREBY CERTIFY that the foregoing is a true and correct copy of the death record for the decedent named at Item 1 and that this record was established and filed with the local Registrar of Registrations District No. 16. OF in accordance with the provisions of the Illinois Statutes relating to the registration of births, stillbirths, and deaths.

DATE: FEB 28 1986

SIGNED Elaine M. Ronovsky

AT LA GRANGE, ILLINOIS

OFFICIAL TITLE: SUB REGISTRAR

89475665

UNOFFICIAL COPY

Property of Cook County Clerk's Office