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89519571

ILLINOIS REAL ESTATE MORTGAGE

UNOFFICIAL COPY

Real Estate with 175, 21-89 402-003

(Please print or type all names and addresses)

(This space for Recorder's use only)

THIS INDENTURE WITNESSETH, THAT Ozie Herron

7507 S. Aberdeen City of Chicago State of Illinois, Mortgagor(s)
MORTGAGEE and WARRANT to All City Remodeling Mortgagor

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 \$ 7536.00 being payable in 60

consecutive monthly installments of 125.60 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 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
Mortgagor(s) 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 Con-
tract, 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 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 advertise-
ment, 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; 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 26th day of June AD 19 89

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

Subscribing Witness (SEAL) Mortgagor (SEAL)

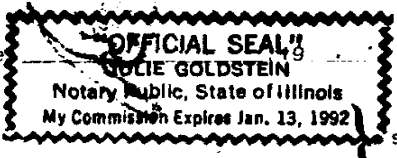
NOTE: This document is a mortgage which gives your contractor and its assignees a security interest in
your property. The mortgage is taken as collateral for the performance of your obligations under your
home improvement contract.

STATE OF ILLINOIS COUNTY OF Cook ss. This Mortgage was signed at 7507 S. Aberdeen Chicago, IL

I, Julie Goldstein a Notary Public for and in said County, do hereby certify
that Ron Smith the subscribing witness to the foregoing instrument,

personally known to me, who, being by me duly sworn, did depose that he/she resides at 5642 W. Diversey
that he/she knows said Ozie Herron to be the individual(s) described
in, and who executed, the foregoing instrument as his/her free and voluntary act, for the uses and purposes therein set forth; that he/she,
said subscribing witness, was present and saw him/her/they execute the same, and that he/she, said subscribing witness, at the time sub-
scribed his/her name as witness therein.

Given under my hand and notarial seal this 26th day of June 19 89



My commission expires (NOTARY PUBLIC)

STATE OF ILLINOIS COUNTY OF ss.

I, a Notary Public for and in said County, do hereby certify
that and (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 day of , 19

My commission expires (NOTARY PUBLIC)

THIS INSTRUMENT WAS PREPARED BY
Name Julie Goldstein
Address 5642 W. Diversey Ave Chicago, IL 60639

DOCUMENT NUMBER

89519571

# UNOFFICIAL COPY

## ASSIGNMENT OF MORTGAGE

For consideration paid All City Remodeling holder of the within  
 mortgage from Ozie Herron  
 to All City Remodeling dated 6-26-89  
 and intended to be recorded with Recorder's Office of Cook County, IL  
 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 \_\_\_\_\_ IN WITNESS THEREOF William Gasser  
 day of \_\_\_\_\_ 19 \_\_\_\_\_ All City Remodeling  
 Contractor (Individual or Partnership) 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 24th day of June 19 89

By William Gasser, Jr.  
 Secretary/Corporate Officer (Corporate Officer)

### 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

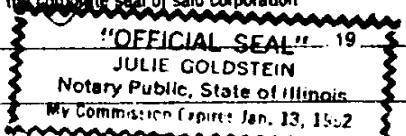
Before me, \_\_\_\_\_ My commission expires \_\_\_\_\_  
 Notary Public DEPT-01 RECORDING \$13.00  
 TW5555 TRAN 4767 11/01/89 14:10:00  
 #0497 RE \* 89-519571  
 COOK COUNTY RECORDER

### ACKNOWLEDGEMENT BY CORPORATION

THE STATE OF IL COUNTY OF Cook SS \_\_\_\_\_ 19 89

Then personally appeared the above named William Gasser the Pres.  
 of All City Remodeling 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, Julie Goldstein My commission expires \_\_\_\_\_  
 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 \_\_\_\_\_  
 Notary Public

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REAL ESTATE MORTGAGE  
 STATUTORY FORM  
Ozie Herron  
 TO  
All City Remodeling  
 ASSIGNMENT OF MORTGAGE  
All City Remodeling  
 TO  
The Dartmouth Plan, Inc.

1302

When recorded seal is  
**THE DARTMOUTH PLAN, INC.**  
 1301 FRANKLIN AVENUE  
 GARDEN CITY, N.Y. 11530  
 MORTGAGE RECORDING DEPARTMENT

Space below for Recorder's use only

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# UNOFFICIAL COPY

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The following described real estate, to-wit: Lot 3 in Theodore L. King's Subdivision of the West 1/2 of Block 6 in the Subdivision of the South East 1/4 (EXCEPT NORTH 99 FEET THEREOF) in Section 29, township 38 North, Range 14, East of the Third Principal Meridian, according to Plat thereof recorded 11/14/25 as document No. 90 96 655, in Cook County, Illinois.

Premises known as and by: 7507 S. Aberdeen Chicago, IL  
60620

Real Estate Index No: 20-29-402-003

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