

ILLINOIS REAL ESTATE MORTGAGE

UNOFFICIAL COPY

89133029

Real Estate Index No. 29-03-422-028

(Please print or type all names and addresses)

(This space for Recorder's use only)

THIS INDENTURE WITNESSETH THAT JAVIER AND ANORA RAMOS, his wife 14136 Wood St. City of Dixon State of Illinois, Mortgageor(s).

(Buyer's Address) MORTGAGEE and WARRANT IN TRUENOV SHIELD INC. 6600 N. Lincoln Lincolnwood IL, 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 \$ 14,770.20 being payable in 60

consecutive monthly installments of 246.17 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 Mortgageor(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 Mortgageor(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 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 Fire and Extended Coverage of 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 here shall be paid the sums provided for in said Retail Installment Contract, whether due and payable by the terms thereof or not.

DATED this 11th day of November AD 19 88

MUST BE SIGNED IN THE PRESENCE OF A NOTARY OR REQUIRED WITNESS. Javier Ramos (SEAL) ANORA RAMOS (SEAL)

Andy Pinto (SEAL) Subscribing Witness (SEAL) Anora Ramos (SEAL) (Type or print names of both witnesses)

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 14136 Wood St COUNTY OF Cook } ss. Dixon Illinois I, PAUL KRON a Notary Public for and in said County, do hereby certify that Andy Pinto the subscribing witness to the foregoing instrument personally known to me, who, being by me duly sworn, did depose that he/she resides at 203 Ravenna Roselle Illinois that he/she knows said JAVIER AND ANORA RAMOS 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 12th day of November 19 88 My commission expires December 19 19 97 Paul M. Kron (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 19 (NOTARY PUBLIC)

THIS INSTRUMENT WAS PREPARED BY Name Joel Kron Address 6600 N. Lincoln Lincolnwood IL 60641

DOCUMENT NUMBER

# UNOFFICIAL COPY

ASSIGNMENT OF MORTGAGE

For consideration paid, Thermo-Shield Co. holder of the within

mortgage, from JAVIER RAMOS AURORA RAMOS (Contractor/Buyer)

to Thermo-Shield Co. dated 11-11-88

and intended to be recorded with Cook County Recorder of Deeds immediately prior hereto does hereby assign said mortgage and claim secured thereby to THE BARTMOUTH 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, Joel Kron Thermo-Shield Co.

Contractor (Individual or Partnership) Joel Kron Secretary (Corporate Only) By Joel Kron V.P. Daily Authorized (Name, Title, Office 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, \_\_\_\_\_ Notary Public My commission expires \_\_\_\_\_ 19\_\_\_\_

### ACKNOWLEDGEMENT BY CORPORATION

THE STATE OF ILLINOIS COUNTY OF COOK SS. \_\_\_\_\_ 1/30 1989

Then personally appeared the above named JOEL KRON the VICE PRESIDENT of Thermo-Shield Co. 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, Joel Kron Notary Public My commission expires December 17 1992

### 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, \_\_\_\_\_ Notary Public My commission expires \_\_\_\_\_ 19\_\_\_\_

89133029

REAL ESTATE MORTGAGE STATUTORY FORM  
JAVIER RAMOS  
AURORA RAMOS  
Thermo-shield Corp  
ASSIGNMENT OF MORTGAGE  
Thermo-shield Corp  
TO  
The Bartmouth Plan, Inc

1300  
E  
OFFICE

DEPT-01 \$13.00  
14555 TR 1653 03/28/89 10:23:00  
42583 E \*189-133029  
BOOK COUNTY RECORDER  
When recorded mail to THE BARTMOUTH PLAN, INC. 1301 FRANKLIN AVENUE GARDEN CITY, N.Y. 11530  
Space below for Recorder's use only

# UNOFFICIAL COPY

3 9 1 3 3 0 2 9

Lot Twenty-two (22) in the Re-Subdivision by Fayette L. Force, Trustee, of Block Forty-three (43) in South Lawn, Being a subdivision of the South (s $\frac{1}{2}$ ) of Section 8(8) with part of Section Seventee (17), Township Thrity-six (36) North, Range Fourteen (14), East of the Third Principal Meridian, situated in Cook County, State of Illinois.

SAID PREMISES ARE KNOWN AS AND BY: 14136 Wood Street, Dixmoor, Illinois  
REAL ESTATE INDEX NO: 29-08-422-028

Property of Cook County Clerk's Office

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