

ILLINOIS REAL ESTATE MORTGAGE

(Please print or type all names and addresses)

UNOFFICIAL COPY

Real Estate Index Number

25-19-227-023

(This space for Recorder's use only)

89301475

THIS INDENTURE WITNESSETH, THAT

Ruth Cole

11443 S DAWOL ST (Buyer's Address) MORTGAGE and WARRANT to

City of Chicago

State of Illinois, Mortgagor(s)

All City Remodeling

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 \$ 5009.76 being payable in 34

consecutive monthly installments of 59.67 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 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 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 30th day of March, AD 19 89.

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

Ruth Cole Mortgagor

(SEAL)

William Glasser Subscribing Witness

(SEAL)

Mortgagor (type or print names beneath signatures)

(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

This Mortgage was signed at 11443 S DAWOL ST Chicago, Ill 60643

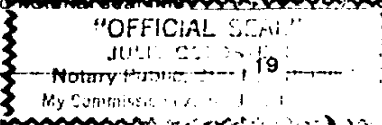
I, June Goldstein, a Notary Public for and in said County, do hereby certify

that William Glasser, the subscribing witness to the foregoing instrument,

personally known to me, who, being by me duly sworn, did depose that he/she resides at 5602 W. Diversy

that he/she knows said Ruth Cole 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 herein 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 subscribed his/her name as witness therein.

Given under my hand and notarial seal this 30th day of March, 19 89.



My commission expires

STATE OF ILLINOIS

COUNTY OF Cook

DEPT. OF REVENUE 3609 07/03/89 12:03:00 \$5937 + E * 89-301475 COOK COUNTY RECORDER

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

THIS INSTRUMENT WAS PREPARED BY

Name June Goldstein Address 5602 W. Diversy Ave.

89301475 DOCUMENT NUMBER

1300

89301475

UNOFFICIAL COPY

ASSIGNMENT OF MORTGAGE

For consideration paid _____ holder of the within mortgage, from _____
 to _____ dated _____
 and intended to be recorded with _____
 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, _____
 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 _____ day of _____, 19____

Contractor (Individual or Partnership)

 Secretary (Corporate Only)

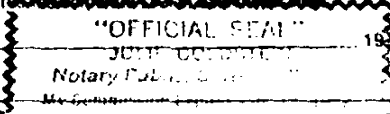
By _____
 Duly Authorized (Name of Officer and Title)

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 _____ 1931
 Then personally appeared the above named William C. Gasser the 1st of All City Remodeling and acknowledged the foregoing assignment to be the free act and deed of said officer and said corporation and that he seal affixed to said instrument.
 Before me, _____ My commission expires _____ 19____
 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

511103635

REAL ESTATE MORTGAGE STATUTORY FORM

Ruth Cole TO
All City Remodeling
 ASSIGNMENT OF MORTGAGE
All City Remodeling
The Dartmouth Plan Inc.

When recorded mail to: MORTGAGE RECORDING DEPARTMENT, 1301 FRANKLIN AVENUE, GARDEN CITY, N.Y. 11530

Space below for Recorder's use only

UNOFFICIAL COPY

Lot 7 in block 88 in Washington Heights East $\frac{1}{4}$ of the southwest $\frac{1}{4}$ of section 18, 19, and 20 in township 37 north, range 14 east of the third principal meridian in Cook County, Il.

Real estate index number; 25-19-227-023

Said premises are known as + by; 11448 S. Davol St., Chicago, Il. 60643

Property of Cook County Clerk's Office

89201475