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DEPT-01 RECORDING
T#2222 TRAM 6768 09/26/90 12:24:00
#0639 # B * -90-448784
COOK COUNTY RECORDER

REAL ESTATE MORTGAGE

THIS INSTRUMENT WITNESSETH, THAT Juan Santiago and Carmen Santiago, his wife (J)
(Husband and wife) (Legal name, Cook County Recorder's Office)
of 1000 N. Monticello City of Chicago State of Illinois, Mortgagor(s)

MORTGAGE and WARRANT to Windy City Exteriors, Inc.
of 4520 W. Lawrence Chicago, Illinois Mortgagee.
(Seller's Address)

to secure payment of that certain Home Improvement Retail Installment Contract of even date herewith, in the amount of \$ 44,946.00
payable to the order of and delivered to the Mortgagee, in and by which the Mortgagor promises to pay the contract and interest at the rate and in installments
as provided in said contract with a final payment due on _____, the following described real estate, to wit:

The South 20 feet of Lot 2 and the North 10 feet of Lot 3 in Hull's Subdivision
of Lot 7 in the Subdivision of Blocks 3 & 4 in Hambleton's Subdivision of the East
½ of the Northwest ¼ of Section 35, Township 40 North, Range 13, East of the
Third Principal Meridian, in Cook County Illinois.

Commonly known as: 2254 North Central Park Chicago, Illinois 90468784
Permanent index number: 13-35-114-022

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 if all or any part of the property or an interest in the property is sold or transferred by Mortgagor without
Mortgagee's prior written consent, Mortgagee, at Mortgagee's option, and in accordance with federal law, may require immediate payment in full of the
entire amount due under the Mortgage and Home Improvement Retail Installment Contract. Mortgagee, at Mortgagee's option, may waive the right to declare
the balance immediately due and may accept in writing an assumption agreement executed by the person to whom the Mortgagor is transferring or selling
the interest in the property. If Mortgagee does allow Mortgagor's successor in interest to assume the obligation, Mortgagor will be released from further
obligation under this Mortgage and the Home Improvement Retail Installment Contract.

IT IS FURTHER EXPRESSLY PROVIDED AND AGREED, That if default be made in the payment of the said 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
such case the whole of said sum, less unearned charges, secured by the said contract in this mortgage mentioned, shall thereupon, at the option of the
said mortgagee, his or its attorneys or assigns, and as provided by law, become due and payable, and this mortgage may be foreclosed to pay the same,
and it shall be lawful for the said 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.

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 attorney's fees, to be included in the decree, and all moneys advanced for taxes, assessments and
other liens, then there shall be paid the unpaid balance of said contract whether due and payable by the terms thereof or not

DATED, This 15th day of August A.D. 19 90

Juan Santiago (SEAL)
Mortgagor
Carmen Santiago (SEAL)
Mortgagor
Carmen Santiago
(If one of joint names beneath signature)

STATE OF ILLINOIS 90468784 } ss.
County of Cook

I, Shelly Berkowitz in and for said County, in the State aforesaid, DO HEREBY CERTIFY, That
Juan Santiago and Carmen Santiago, his wife (J)

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 (they) (he) (she) signed, sealed and delivered the said instrument as (their) (his) (her) free and voluntary act
for the uses and purposes therein set forth, including the release and waiver of the right of homestead. IN WITNESS WHEREOF, I have set my hand and
official seal this 15th day of August 19 90



Shelly Berkowitz
Notary Public

My Commission Expires _____

THIS INSTRUMENT WAS PREPARED BY
Tillie Cohen
Name
4520 W. Lawrence Chgo. IL.
Address

UNOFFICIAL COPY

WINDY CITY EXTERIORS INC.
4520 W. LAWRENCE
CHICAGO, IL 60630

DM-022377

Specs below for Recorder's use only

*Windy City Exteriors
4520 W. Lawrence
Chicago, IL 60630*

After recording mail to:

Date:

TO

REAL ESTATE MORTGAGE

ASSIGNMENT

The undersigned, for value received, does hereby grant, bargain, sell, assign, transfer and set over to Credicorp, Inc.

all right, title and interest in and to the Mortgage appearing on the reverse side hereof and the money due and to become due on the Home Improvement Retail Installment Contract secured thereby and warrants that no liens have been filed by Assignor on the property described in the Mortgage.

Windy City Exteriors, Inc.

By

[Signature]

Title

Pres.

ACKNOWLEDGMENT

STATE OF Illinois

County of Cook ss.

On this 15th day of August, 1990

Jeffrey Schwartz

there personally appeared before me

known or proven to me to be the person whose name is subscribed to the within assignment, and acknowledged that he/she executed the same, as his/her free and voluntary act of the purposes therein contained and

(in the event the assignment is by a corporation) that he/she is President

and was authorized to execute the said assignment and the seal affixed thereto, if any, is the seal of the corporation.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Tillie Cohen

Notary Public

My Commission Expires 7-20-91

"OFFICIAL SEAL"
TILLIE COHEN
Notary Public, State of Illinois
My Commission Expires 7/20/91

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