

UNOFFICIAL COPY

REAL ESTATE MORTGAGE

MORTGAGOR(S) Willie & Birdene Mills

THIS SPACE PROVIDED FOR RECORDER'S USE

for consideration paid hereby mortgages and warrants to
MORTGAGEE: Landmark Builders, Inc.
the following described real estate in Cook
County, Illinois:

30557041

Lot 7 in Block 5 in Martin Anderson's Re-
subdivision of Lots 1 to 9 both inclusive
and Lots 30 to 39 both inclusive in Block
3 and Lots 1 to 48 both inclusive in Block
5, all in Hood's Subdivision of Blocks 1,
2,3,4,5,6,8 and 18 in Salisbury's Sub-
division of the East 1/2 of the Southeast
1/4 of Section 2, Township 39 north, Range
13, East of the third principal meridian,
in Cook County, Illinois.

32064554

DEPT-01 RECORDING \$13.25
T#4444 TRAN 9310 11/14/90 14:26:00
#8526 + D * -90-557041
COOK COUNTY RECORDER

Tax Identification Number 16-05-412-026

with the following mortgage covenants and together with all additions and improvements to the said real estate, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

This mortgage secures the performance of a certain Home Improvement Retail Installment Contract (herein called "Contract") of Mortgagor(s) dated this date to Mortgagee. Pursuant to the Contract, Mortgagor(s) agree(s) to pay the "Total of Payments" of \$ 21,688.80 in 84 monthly payments, with a first payment of \$ 258.20 other payments of \$ 258.20 and a final payment of \$ 258.20 beginning on 30 days from completion date and every month thereafter until the Total of Payments is paid.

Mortgagor(s) agree(s) to pay the Contract (which is incorporated herein by reference) according to its terms, pay all taxes and assessments when due and keep all improvements on said premises insured during the term of the Mortgage, with Mortgagee named as loss payee as its interest appears.

Mortgagee may collect costs and disbursements, including reasonable attorney's fees, incurred in legal proceedings to collect on the Contract or to realize on security after default, as provided in the Contract.

Subject to applicable law, in the event of default in the payment of the Contract, any failure to pay taxes and assessments when due or keep required insurance in force, or any transfer of all or part of the real estate, Mortgagee may, at its option, declare the sum remaining unpaid at once due and payable (less any rebate of unearned Finance Charges) and Mortgagee may proceed to foreclose on and sell the above property as provided by law. In connection with any foreclosure proceeding, Mortgagee shall be entitled to the immediate appointment of a receiver to take possession and control of the premises, and collect, receive and apply the rents and profits thereof for Mortgagee (subject to direction of court) from the time of appointment to the time when the period of redemption expires.

WITNESS Mortgagor(s) hand(s) and seal(s) this 21st day of July, 1990.

(Witness) Willie Mills (Mortgagor) (SEAL)
(Witness) Birdene Mills (Mortgagor) (SEAL)

STATE OF ILLINOIS)
COUNTY OF Cook) SS

I, Harry Warner, a Notary Public in and for said County, in the State aforesaid, DO

HEREBY CERTIFY that Willie & Birdene Mills (Mortgagor and spouse, if applicable)

personally known to me to be the same person s whose name are subscribed to the foregoing instrument, (is-are)

appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument (he they)

as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the (his-their)

right of homestead.
Given under my hand and notarial seal this 21st day of July, 1990.

(Impress Seal Here)

-90-557041

Harry Warner
Notary Public

Commission Expires NOV 13 1991
OFFICIAL SEAL HARRY WARNER
NOTARY PUBLIC STATE OF ILLINOIS
MY COMMISSION EXPIRES NOV 13 1991

Name: Landmark Builders, Inc.
Address: 6232 N. Pulaski Road
Chicago, Illinois 60646
Telephone Number: 312-545-3050

Approved to M.C. and U.S. Bank
Edwards, Illinois

1325

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11-1-2011

Property of Cook County Clerk's Office

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11-1-2011