

# UNOFFICIAL COPY

## ILLINOIS REAL ESTATE MORTGAGE

90308281

(Please print or type all names and addresses)

(This space for Recorder's use only)

THIS INDENTURE WITNESSETH, THAT

MARY E. BRANON

200 W. BERKLEY  
(Buyer's Address)  
MORTGAGEE and WARRANT to

City of HOFFMAN ESTATES

State of Illinois, Mortgagee(s)

SIDEX CORP.  
(Contractor)

Mortgagee

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 \$ 11,488.85, being payable in 120

consecutive monthly installments of 95.74 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 23 day of MARCH, A.D. 19 90

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

Mary E. Branon  
Mary E. Branon Mortgagee

(SEAL)

Gerald Seely  
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 } This Mortgage was signed at 200 W. Berkley  
COUNTY OF COOK } SS Hoffman Estates

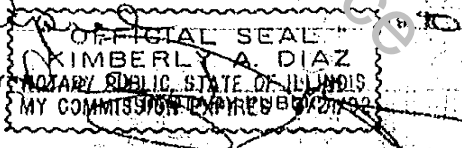
I, Kimberly A. Diaz, a Notary Public for and in said County, do hereby certify that Gerald Seely, the subscribing witness to the foregoing instrument,

personally known to me, who, being by me duly sworn, did depose that he/she resides at 5860 Northwest Hwy

that he/she knows said Mary E. Branon to be the individual(s) described in, and who executed, the foregoing instrument as his/hor/their free and voluntary act, for the uses and purposes therein set forth; that he/she, said subscribing witness, was present and saw him/hor/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 26th day of March, 19 90

My commission expires 3-21-92



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/hor/their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

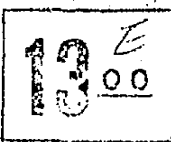
Given under my hand and notarial seal this \_\_\_\_\_ day of \_\_\_\_\_, 19 \_\_\_\_\_

My commission expires \_\_\_\_\_, 19 \_\_\_\_\_

DEPT-01 RECORDING \$13.00  
TM444 TRAN-5292 06/27/90 15:29:00  
#3396 # \* - 90-308281  
COOK COUNTY RECORDER  
(NOTARY PUBLIC)

THIS INSTRUMENT WAS PREPARED BY

Name Kimberly A. Diaz  
Address 5860 Northwest Hwy



90308281  
DOCUMENT NUMBER

# UNOFFICIAL COPY

## ASSIGNMENT OF MORTGAGE

For consideration paid, Sidex Corporation holder of the within  
 mortgage, from Mary E. Brannon (Buyer)  
 to Sidex Corporation (Contractor) dated 3/23/90

and intended to be recorded with Cook County Recorder's Office  
 immediately prior hereto does hereby assign said mortgage and claim secured thereby to GENERAL HOME FINANCIAL SERVICES, INC., 843 Railway Ave., Woodbridge, N.J. 07095  
 (Individual and Partnership Signature) (Corporate Signature)

WITNESS my (our) hand(s) and seal(s) this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_

IN WITNESS THEREOF, Jay Rosenberg  
Sidex Corporation (Contractor)

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 23rd day of April, 1990

By Mary E. Brannon (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.

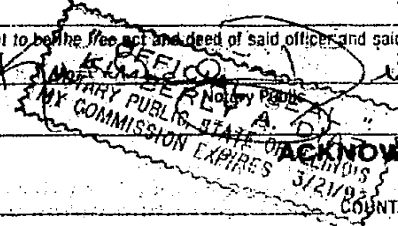
Before me, \_\_\_\_\_ My commission expires \_\_\_\_\_, 19\_\_\_\_  
 Notary Public

### ACKNOWLEDGEMENT BY CORPORATION

THE STATE OF Illinois COUNTY OF Cook SS. \_\_\_\_\_, 1990

Then personally appeared the above named Jay Rosenberg the President of Sidex Corporation 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, \_\_\_\_\_ My commission expires 3-21, 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, \_\_\_\_\_ My commission expires \_\_\_\_\_, 19\_\_\_\_  
 Notary Public

90308281

Prepared 6/6/90 #236232  
 REAL ESTATE MORTGAGE STATUTORY FORM  
 Mary E. Brannon

TO  
 Sidex Corp.  
 ASSIGNMENT OF MORTGAGE  
 General Home  
 Financial Services, Inc.

When recorded mail to:  
 General Home Financial Services, Inc.  
 843 Railway Avenue  
 Woodbridge, N.J. 07095

Space below for Recorder's use only

NAME & ADDRESS:

ACCT NO:  
31432

DATE:  
3/27/90

ROBERT D. BRANON  
MARY E. BRANON  
200 W BERKLEY LANE  
HOFFMAN ESTATES, IL 60195

SIDEX HOME IMPROVEMENT  
KIM DIAZ  
5860 NORTH NORTHWEST HWY  
CHICAGO IL 60631

FILE # 9003-02574

COUNTY: COOK

6/07 1534

PROPERTY REPORT

PAGE 2

(CONTINUED)

THE FOLLOWING DESCRIBED REAL ESTATE, SITUATED IN COOK COUNTY, ILLINOIS,  
TO WIT:

THE EAST 35.60 FEET AS MEASURED PERPENDICULAR TO EASTERLY LINE OF LOT  
4 IN BLOCK 3 IN TOWN AND COUNTRY I AT HOFFMAN ESTATES, BEING A  
SUBDIVISION OF PART OF THE WEST 25 CHAINS OF THE NORTHWEST 1/4 OF  
SECTION 15, TOWNSHIP 41 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL  
MERIDIAN, IN SCHAUMBURG TOWNSHIP, ACCORDING TO THE PLAT THEREOF  
RECORDED APRIL 26, 1982, AS DOCUMENT NO. 18459280 IN THE OFFICE OF THE  
RECORDER OF COOK COUNTY, ILLINOIS.

*Parcel # 02-15-103-022*

*Office of Cook County Clerk's Office*

90308281

THE INFORMATION PROVIDED ABOVE IS A PRESENT GRANTOR/GRANTEE SEARCH TRANSACTION,  
FORWARDED TO THE DATE INDICATED ON THIS REPORT. PARTICULAR ATTENTION HAS BEEN GIVEN TO  
THE POSSIBILITY OF MORTGAGE ASSUMPTION BY GRANTEE FROM GRANTOR AS INDICATED IN GRANTOR/  
GRANTEE TRANSACTION. THE INFORMATION CONTAINED HEREIN IS NOT A TITLE SEARCH AND SHOULD  
NOT BE CONSIDERED AS A TITLE INSURANCE POLICY OR ANY OTHER FORM OF TITLE GUARANTEE.

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