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NOTICE: THIS MORTGAGE MAY SECURE BORROWER'S MADE  
SUBSEQUENT TO A TRANSFER OF THE PROPERTY

THIS MORTGAGE TO SECURE A REVOLVING CREDIT LOAN ("Mortgage") is made by and among  
**The COSMOPOLITAN NATIONAL BANK OF CHICAGO, as trustee, 07/18 dated 3/29/88** (herein "Borrower")

and **1st SECURITY FEDERAL SAVINGS BANK** whose address is **936 N. Western Avenue, Chicago, IL 60622** (herein "Lender")

Borrower, in consideration of the indebtedness herein recited, grants, bargains, sells and conveys, warrants and mortgages (unless Borrower is a Trust, in which event Borrower conveys, mortgages and quietclaims) unto Lender and Lender's successors and assigns the following described property located in the **Cook** County of **Chicago**, State of Illinois.

**Lot 6 in Narragansett Manor, being a Resubdivision of Lots 2, 3, 4, 5, 6 and 7 in Block 44 in Gales' Subdivision of the Southeast 1/4 of Section 31 and the Southwest 1/4 of Section 32, Township 40 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.**

PIN # 13-31-424-035-0000

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COOK COUNTY RECORDER

which has the address of **1628 N. Narragansett, Chicago, IL 60639**, Illinois (herein "Property Address");

TO HAVE AND TO HOLD such property unto Lender and Lender's successors and assigns, forever, together with all the improvements now or hereafter erected on the property, and all easements, rights, appurtenances, after-acquired title or reversion in and to the beds of ways, streets, avenues and alleys adjoining the Property, and rents (subject however to the rights and authorities given herein to Lender to collect and apply such rents), royalties, mineral, oil and gas rights and profits, water, water rights, and water stock, insurance and condemnation proceeds, and all fixtures now or hereafter attached to the property, all of which, including replacements and additions thereto, shall be deemed to be and remain a part of the property covered by this Mortgage; and all of the foregoing, together with said property (or the leasehold estate if this Mortgage is on a leasehold) are hereinafter referred to as the "Property"; as to any property which does not constitute a fixture (as such term is defined in the Uniform Commercial Code), this Mortgage is hereby deemed to be, as well, a Security Agreement under the UCC for the purpose of creating a security interest in such property, which Borrower hereby grants to Lender as Secured Party (as such term is defined in the UCC);

To Secure to Lender on condition of the repayment of the REVOLVING LINE OF CREDIT indebtedness evidenced by **1st SECURITY FEDERAL SAVINGS BANK Home Equity Line Agreement ("Agreement")** of even date herewith and by Borrower's Variable Interest Rate Promissory Note ("Note") of even date herewith, in the principal sum of U.S. \$ **125,000.00**, or so much thereof as may be advanced and outstanding, with interest thereon, providing for monthly installments of interest, with the principal balance of the indebtedness, if not sooner paid or required to be paid; the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage; and the performance of the covenants and agreements of Borrower contained herein and in the Agreement and the Note. The Agreement, the Note and this Mortgage are collectively referred to as the "Credit Documents".

Notwithstanding anything to the contrary herein, the Property shall include all of Borrower's right, title, and interest in and to the real property described above, whether such right, title, and interest is acquired before or after execution of this Mortgage. Specifically, and without limitation of the foregoing, this Mortgage is given with respect to a leasehold estate held by Borrower, and Borrower subsequently acquires a fee interest in the real property, the lien of this Mortgage shall attach to and include the fee interest acquired by Borrower.

Borrower covenants that Borrower is the lawful owner of the estate in land hereby conveyed and has the right to grant, convey and manage the Property, and that the Property is unencumbered except for encumbrances of record. Borrower (unless Borrower is a Trust) covenants that Borrower warrants and will defend generally the title to the Property against all claims and demands, subject to encumbrances of record. Borrower covenants that Borrower will neither take nor permit any action to partition or subdivide the Property or otherwise change the legal description of the Property or any part thereof, or change in any way the condition of title of the Property or any part thereof.

Borrower acknowledges that the Note calls for a variable interest rate, and that the Lender may, prior to the expiration of the term of the Note, cancel future advances thereunder and/or require repayment of the outstanding balance under the Note.

#### COVENANTS. Borrower and Lender covenant and agree as follows:

1. PAYMENT OF PRINCIPAL AND INTEREST. Borrower shall promptly pay when due, in accordance with the terms of the Note, the principal and interest on the indebtedness evidenced by the Note, together with any late charges and other charges imposed under the Note.

2. APPLICATION OF PAYMENTS. Unless applicable law requires otherwise, all payments received by Lender under the Note and this Mortgage shall be applied by Lender first in payment of amounts payable to Lender by Borrower under paragraphs 7 and 26 of this Mortgage, then to interest payable on the Note, then to other charges payable under the Agreement, and then to the principal of the Note.

3. PRIOR MORTGAGES AND DEEDS OF TRUST; CHARGES; LIENS. Borrower shall fully and timely perform all of Borrower's obligations under any mortgage, deed of trust or other security agreement with a lien which has or appears to have any priority over this Mortgage, including Borrower's covenants to make any payment when due. Borrower shall pay or cause to be paid, all taxes, assessments and other charges, fines and impositions attributable to the Property and all encumbrances, charges, liens, and liens on the Property which may attain any priority over this Mortgage, and leasehold payments or ground rents, if any, in the manner provided in paragraph 2 hereof, or if not paid in such manner, by Borrower making payment at least ten (10) days before due directly to the payee thereof. Borrower shall deliver to Lender, upon its request, receipts evidencing such payment.

4. HAZARD INSURANCE. Borrower shall, at its cost, keep the improvements now existing or hereafter erected on the Property insured against loss by fire, hazards included within the term "extended coverage", and such other hazards (collectively referred to as "Hazards") as Lender may require. Borrower shall maintain Hazard insurance for the entire term of the Note or such other periods as Lender may require and in an amount equal to the lesser of (A) the maximum insurable value of the Property or (B) the amount of the line of credit secured by this Mortgage plus the outstanding amount of any obligation secured in priority over this Mortgage, but in no event shall such amounts be less than the amount necessary to satisfy the coinsurance requirement contained in the insurance policy.

The insurance carrier providing the insurance shall be chosen by Borrower subject to approval by Lender; provided, that such approval shall not be unreasonably withheld. All insurance policies and renewals thereof shall be in a form acceptable to Lender and shall include a standard mortgage clause in favor of and in a form acceptable to Lender. Lender shall have the right to hold the policies and renewals thereof, subject to the terms of any mortgage, deed of trust or other security agreement with a lien which has or appears to have any priority over this Mortgage. If Borrower makes the premium payment directly, Borrower shall promptly furnish to Lender all renewal notice and, if requested by Lender, all receipts of paid premiums. If policies and renewals are held by any other person, Borrower shall supply copies of such to Lender within ten (10) calendar days after issuance.

In the event of loss, Borrower shall give prompt notice to the insurance carrier and Lender. Lender may make proof of loss if not made promptly by Borrower.

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(10) day grace period, unless the failure is by its nature not curable, in which case no grace period or, if another grace period is specified in the Credit Document, (11) day grace period, unless it is reasonable to keep any defect dormant until one of the Credit Documents is otherwise specified in this paragraph to be grace period shall prevail).

period in which to remeive the lien, claim of lien or encumbrance; (7) Borrower delayed as an action to file a complaint under any credit instrument or mortgage agreement or seeking an injunction of Borrowers with priority in sight of payment over the line of credit described in the Credit Document or where the same appears to have any priority over the lien held (no grace period), or any other creditor or Borrower stamps (or for publicity does) etc. or do any a writ of attachment against

decreases under any provision of any statute or federal antitrust law in effect at the time of filing (no grace period); (5) Borrower makes no assignment for the benefit of his creditors, becomes insolvent or becomes unable to meet his obligations as they become due; (6) Borrower further encumbers

participate has a revolving line of credit under this Master Agreement after acceleration.

In accordance with: (1) the nature of Powers by which or violation; (2) the action, if any, required or permitted to cure such breach of violation; (3) the applicable grace period, if any;

and to provide leadership during high stakes periods, if any, with evidence reasonably satisfactory to it of such cause. In each case, the grace period shall be ten to thirty days after the notice of termination and expires at 11:59 p.m., Central time, on the last day of the period; if there is no grace period applicable to a particular breach or violation, the Board of Directors will occur hereunder upon the giving of the above notice. Such notice shall be given to Borrower in accordance with paragraphs 12 hereof and shall contain the following:

13. EVENTS OF DEFAULT. An Event of Default will occur hereunder if (a) any of the applicable grace periods, (b) any other lender gives written notice to Borrower of Borrower's breach or violation of Borrower's covenants under any of the Credit Documents and upon Borrower failing to cure such breach or violation;

11. Exemptions from disclosure shall apply if the information sought would be cumulative and concurrent, and may be purged legally; successively or together; if under a legal document, or which may be available to Landlord by law; Landlord may exercise all of the rights and remedies provided in this Mortgage and in the Credit Documentation, and may be exercised at option as occasion therefor shall occur.

12. GOVERNING LAW, SEVERABILITY. The state and local laws applicable to this Mortgage shall be the law of the jurisdiction in which the Property is located. The foregoing sentence shall not limit the applicability of federal law to this Mortgage. If any provision of this Mortgage shall be declared illegal, ineffective, or unenforceable by any court, such provision shall be deemed stricken from this Mortgage and the balance of the Mortgage shall be construed as if such provision had never been included. A cause of action, such provision shall be deemed stricken from this Mortgage and the balance of the Mortgage shall be construed as if such provision had never been included.

addressees as London may designate by written notice to Borrower (or to Borrower's successors, heirs, legatees, devisees and assissees which have provided Lender with written notice of their existence and address) as provided herein. Any notice provided for in this Mortgage shall be deemed to have been given on the date hand delivered or certified mail addressed to Lender at the last notice it deposited into the U.S. mail system as registered or certified mail addressed as provided in this paragraph 12.

Item number and/or request, and the single number includes the plural forms of the word "item".

Boorower (or Bawer) and Boorower (or Bawer) shall be entitled to receive success fees, however, deviations, delays and absences of Lender and Boorower. All coverages and arrangements of compensation for non-delivery or late delivery of services and expenses incurred by Boorower (or Bawer) shall be paid by Boorower (or Bawer). The caption and headings of this Mooringage are for convenience only and are not to be used to interpret or define the provisions hereof. In its Mooringage, whenever the context so requires, the word "includes" includes the

10. **SUCCESSIONS AND ASSIGNS BOUND; JOINT AND SEVERAL LIABILITY; CO-SIGNERS; CAPTIONS.** The co-ventures and assignments herein contained constitute

Landes shall not be deemed, by any agent or minister, to be a witness to any instrument or writing, or to have witnessed any instrument or writing, unless he has been present at the time of its execution, or has been present during the delivery of such instrument or writing, and has seen the instrument or writing delivered by the parties thereto.

(which according to the terms of the Note, would be paid in monthly installments for 30 years) and the other debts of the Noteholder held in a trust account by the Noteholder until payment in full of all amounts due under the Note, plus interest thereon at the rate of 12% per annum, plus attorney's fees and costs of collection, and all expenses of the Noteholder in connection therewith.

9. BORROWER NOT RELEASED FROM RANGE BY LENDER NOT A WAIVER. Extension of the term of any note or other obligation of a Borrower to a third party will not affect the obligations of such Borrower to the Lender.

of particular interest, or for convenience, in view of a condition mentioned, are hereby set forth in full:

**7. INSPECTION.** Lender may make or cause to be made reasonable entries upon and inspection of the Property, provided that, except in an emergency, Lender shall give Borrower notice prior to any such inspection specifically reserving the right to inspect in consequence of damage, deterioration or other risk of loss to the Property.

and/or the address of Borrower secured by this Mortagage. Unless Borrower and Lender agree, in writing, to incur any expense or sake any action hereunder and any action taken shall not relate to, or arise from any obligation in this Mortagage.

Under has required mortgagee to commence a condition of making the loan secured by this Mortgagor's, Borrower shall pay the premiums required to maintain such insurance.

Document 1, or if any section of procedure is contaminated which affects either the powers or the rights of powers of Landes, then Landes without demand and notice.

from time to time, it is common in the industry to amend and supplement the agreements under its control by agreement, the cover-ups and agreements of such under shall be incorporated into the original contract.

Impulsando la creación de las propiedades, y así sucesivamente, se crean los demás tipos de propiedades que se necesitan para cumplir con el desarrollo.

3. PRESERVATION AND MAINTENANCE OF PROPERTY, LEASEHOLDS; PLANNED UNIT DEVELOPMENTS; CONDOMINIUMS; PLACEMENT OF PROPERTY IN TRUSTS; LEASING;

proceeds at Landers' sole option either to reacquisition or repurchase of the Property or to the same secured by his Mortgage.

release shall not entitle or release any default or delinquent under this Mortgage of any debt or notice of waiver of any debt or notice of default or delinquent under this Mortgage.

numerous policies led by Bortwein or leaders and Bortwein under any circumstance policy may; a leader's role distinction, either he applied in the individualised measure by which his Hertfordshire

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COMMODITY TRUST BANK & TRUST		ATTORNEY	
100 PERIODICALLY BUT SOLELY AS NEEDED OR DESIRED			
BY: HS VICE PRESIDENT			
STATE OF ILLINOIS		COUNTY OF:	
COMMODITY TRUST BANK AND TRUST		1 SS Successor Trustee to 1 Commodity National Bank or Chicago 1 Ronald P. Graham Vice 1, the undersigned, a Notary Public, do and for the County and State aforesaid, doUBTAIN CREDIT LINE, DUE	
RESIDENT OF: CHICAGO, ILLINOIS, AND SINCE APPROXIMATELY CREDIT LINE, DUE		SECRETARY OF STATE AND VICE PRESIDENT OF: CHICAGO, ILLINOIS, AND SINCE APPROXIMATELY CREDIT LINE, DUE	
THESE UNDERSIGNED, PERSONALLY KNOWING THE SAME PERSONS WHERE NAMES ARE SUBSCRIBED TO THE FOREGOING INSTRUMENT AS SUCH VICE PRESIDENT OF COMMODITY TRUST BANK & TRUST, AND SECRETARY OF STATE AND VICE PRESIDENT OF CHICAGO, ILLINOIS, AND SINCE APPROXIMATELY CREDIT LINE, DUE		AND VOLUNTARILY SET OF SEAL OF said Corporation, in witness whereof, the undersigned have hereunto set their hands and seal of said Corporation to said instrument as his own free and voluntary act, and as the free and voluntary act of said Corporation, for the uses and purposes hereinabove recited and delivered the said instrument as aforesaid.	
ATTESTED:		SECRETARY OF STATE AND VICE PRESIDENT OF CHICAGO, ILLINOIS, AND SINCE APPROXIMATELY CREDIT LINE, DUE	
ATTESTED:		Vice President and Secretary of State	
ATTESTED:		Vice President and Secretary of State	

**37. TERRITORIES EXCLUDED FROM THE TREATY** - Article 37 of the Treaty excludes territories which are not part of the Federal Republic of Germany and which are not under its control. These territories include the Federal Republic of Austria, Switzerland, Italy, France, Spain, Portugal, Greece, Turkey, Bulgaria, Romania, Hungary, Poland, Czechoslovakia, Yugoslavia, and the Soviet Union.

accesses of interior of this **rectangle**. All the terms and conditions of this **rectangle** and the other **Cwardi** **Document**s shall be binding upon all and future to the benefit of the heirs, successors and assigns of former.

xx. TAXES. In the event of the passing after the date of this Bill of any law or change in any way the laws now in force for the taxation of imports, or debts secured by hypothecation of property of such taxes, so as to affect the intention of Law, then and in such event the owners shall pay the full amount of such taxes.

32. **THE USE OF INFORMATION**: For purposes of this Agreement, "Information" means all forms of data, including, but not limited to, the names and addresses of the officers, directors, employees, agents and shareholders of the Company, its business, products, services, assets, liabilities, financial condition, contracts, legal proceedings, and other information relating to the Company or its business.

Landlord shall release this brokerage without liability to lessee or lessor.

**17 RELEASE** Upon payment and delivery of all sums secured by this mortgage and execution of the Agreement, this Mortgage shall become null and void and

**Upon acceptance and payment, this instrument becomes a negotiable instrument, transferable by delivery, and may be negotiated, assigned, or otherwise disposed of in accordance with the law.**

IN ASSOCIATION WITH THE RENTALS, LENDING IN PROFESSION

recreational partnerships to focus on areas of greatest concern, such as parks and recreation, arts, museums, and historic sites. This approach can help to ensure that resources are used effectively and efficiently to support the community's needs.

17. ACCEPTATION, READING, ORGANIC FIBRE/STRUCTURE

Under, declare all of the items needed by this authority to be manufactured and produced without further demand, and increase my demands per month by applicable law. Under, declare all of the items needed by this authority to be manufactured and produced without further demand, and increase my demands per month by applicable law.

