

UNOFFICIAL COPY

92540756

THIS INSTRUMENT, made June 25 1992 between EUELL H. BROWN, JR., divorced and not since remarried

9101 South Crandon Avenue, Chicago, Illinois (NO. AND STREET) (CITY) (STATE) herein referred to as "Mortgagors"; and FLEET FINANCE, INC.

925 West 175th Street, Homewood, Illinois (NO. AND STREET) (CITY) (STATE) herein referred to as "Mortgagee," witnesseth:

DEPT-01 RECORDING \$23.50 T08888 TRAN 1012 07/23/92 13:34:00 03214 E \*--92-540756 COOK COUNTY RECORDER

Above Space For Recorder's Use Only

THAT WHEREAS the Mortgagors are justly indebted to the Mortgagee upon the installment note of even date herewith, in the principal sum of FORTY-THREE THOUSAND TWO HUNDRED and 00/100 (\$43,200.00) DOLLARS, payable to the order of and delivered to the Mortgagee, in and by which note the Mortgagors promise to pay the said principal sum and interest at the rate and in installments as provided in said note, with a final payment of the balance due on the 1st day of July 1997 and all of said principal and interest are made payable at such place as the holders of the note may, from time to time, in writing appoint, and in absence of such appointment, then at the office of the Mortgagee at 925 West 175th Street, Homewood, Illinois, 60430

NOW, THEREFORE, the Mortgagors to secure the payment of the said principal sum of money and said interest in accordance with the terms, provisions and limitations of this mortgage, and the performance of the covenants and agreements herein contained, by the Mortgagors to be performed, and also in consideration of the sum of One Dollar in hand paid, the receipt whereof is hereby acknowledged, do by these presents CONVEY AND WARRANT unto the Mortgagee, and the Mortgagee's successors and assigns, the following described Real Estate and all of their estate, right, title and interest therein, situate, lying and being in the CITY OF CHICAGO, COUNTY OF COOK AND STATE OF ILLINOIS, to wit:

Lot 4 in Miller's Subdivision of Block 16 in Streets Subdivision of the East 1/2 of the South West 1/4 of Section 17, Township 37 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois permanent index number: 25-17-334-020

property address: 1207 West 110th Place, Chicago, Illinois

THIS INSTRUMENT WAS PREPARED BY Thomas S. Eisner 900 Maple Road, Homewood, Illinois 60430

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which, with the property hereinafter described, is referred to herein as the "premises." TOGETHER with all improvements, tenements, easements, fixtures and appurtenances thereto belonging, and all rents, issues and profits thereof for so long and during all such times as Mortgagors may be entitled thereto (which are pledged primarily and on a parity with said real estate and not secondarily) and all apparatus, equipment or articles now or hereafter therein or thereon used to supply heat, gas, air conditioning, water, light, power, refrigeration (whether single units or centrally controlled), and ventilation, including (without restricting the foregoing), screens, window shades, storm doors and windows, floor coverings, inador beds, awnings, stoves and water heaters. All of the foregoing are declared to be a part of said real estate whether physically attached thereto or not, and it is agreed that all similar apparatus, equipment or articles hereafter placed in the premises by Mortgagors or their successors or assigns shall be considered as constituting part of the real estate.

TO HAVE AND TO HOLD the premises unto the Mortgagee, and the Mortgagee's successors and assigns, forever, for the purposes, and upon the uses herein set forth, free from all rights and benefits under and by virtue of the Homestead Exemption Laws of the State of Illinois, which said rights and benefits the Mortgagors do hereby expressly release and waive.

The name of a record owner is: EUELL H. BROWN, JR. This mortgage consists of two pages. The covenants, conditions and provisions appearing on page 2 (the reverse side of this mortgage) are incorporated herein by reference and are a part hereof and shall be binding on Mortgagors, their heirs, successors or assigns. Witness the hand and seal of Mortgagors the day and year first above written.

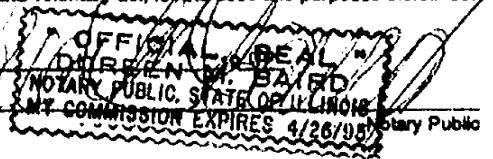
Euell H. Brown, Jr. (Seal) 23.50 (Seal)

PLEASE PRINT OF TYPE NAME (S) BELOW SIGNATURE(S) EUELL H. BROWN, JR. (Seal) (Seal)

State of Illinois, County of Cook ss., I, the undersigned, a Notary Public in and for said County in the State aforesaid, DO HEREBY CERTIFY that EUELL H. BROWN, JR., divorced and not since remarried

personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his 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 official seal, this 25th day of June 1992 Commission expires 1993



This instrument was prepared by (NAME AND ADDRESS)



Ms. Sandra Keller, Fleet Finance, Inc. 925 West 175th Street (NAME AND ADDRESS) Homewood, Illinois 60430 (CITY) (STATE) (ZIP CODE)

1. The covenants, conditions and provisions referred to on page 1 (the reverse side of this mortgage) shall be deemed to be incorporated into this mortgage as if they were set out in full hereunder. Mortgagee shall pay each year on the anniversary of the date of this mortgage, in advance, the interest on the principal sum of the mortgage for the year then next commencing, and the principal sum of the mortgage shall be repaid by the mortgagor in full under protest, in the manner provided by table, any tax or assessment which mortgagor may desire to prevent default hereunder. Mortgagee shall pay in full under protest, in the manner provided by table, any tax or assessment which mortgagor may desire to prevent default hereunder. Mortgagee shall pay in full under protest, in the manner provided by table, any tax or assessment which mortgagor may desire to prevent default hereunder.

2. Mortgagee shall pay each year on the anniversary of the date of this mortgage, in advance, the interest on the principal sum of the mortgage for the year then next commencing, and the principal sum of the mortgage shall be repaid by the mortgagor in full under protest, in the manner provided by table, any tax or assessment which mortgagor may desire to prevent default hereunder. Mortgagee shall pay in full under protest, in the manner provided by table, any tax or assessment which mortgagor may desire to prevent default hereunder. Mortgagee shall pay in full under protest, in the manner provided by table, any tax or assessment which mortgagor may desire to prevent default hereunder.

3. In the event of the mortgagor's default, the mortgagee may, at its option, require the mortgagor to pay the principal sum of the mortgage in full, with interest, at once, or to pay the principal sum of the mortgage in full, with interest, at such time and in such manner as the mortgagee may think fit. The mortgagee may also, at its option, require the mortgagor to pay the principal sum of the mortgage in full, with interest, at such time and in such manner as the mortgagee may think fit. The mortgagee may also, at its option, require the mortgagor to pay the principal sum of the mortgage in full, with interest, at such time and in such manner as the mortgagee may think fit.

4. By the terms of the mortgage, the mortgagor agrees to pay to the mortgagee, in respect of the interest on the principal sum of the mortgage, the sum of ... The mortgagee may also, at its option, require the mortgagor to pay the principal sum of the mortgage in full, with interest, at such time and in such manner as the mortgagee may think fit. The mortgagee may also, at its option, require the mortgagor to pay the principal sum of the mortgage in full, with interest, at such time and in such manner as the mortgagee may think fit.

5. At such time as the mortgagee shall think fit, the mortgagee may, at its option, require the mortgagor to pay the principal sum of the mortgage in full, with interest, at such time and in such manner as the mortgagee may think fit. The mortgagee may also, at its option, require the mortgagor to pay the principal sum of the mortgage in full, with interest, at such time and in such manner as the mortgagee may think fit. The mortgagee may also, at its option, require the mortgagor to pay the principal sum of the mortgage in full, with interest, at such time and in such manner as the mortgagee may think fit.

6. Mortgagee shall pay each year on the anniversary of the date of this mortgage, in advance, the interest on the principal sum of the mortgage for the year then next commencing, and the principal sum of the mortgage shall be repaid by the mortgagor in full under protest, in the manner provided by table, any tax or assessment which mortgagor may desire to prevent default hereunder. Mortgagee shall pay in full under protest, in the manner provided by table, any tax or assessment which mortgagor may desire to prevent default hereunder. Mortgagee shall pay in full under protest, in the manner provided by table, any tax or assessment which mortgagor may desire to prevent default hereunder.

7. In case of default hereunder, the mortgagee may, at its option, require the mortgagor to pay the principal sum of the mortgage in full, with interest, at once, or to pay the principal sum of the mortgage in full, with interest, at such time and in such manner as the mortgagee may think fit. The mortgagee may also, at its option, require the mortgagor to pay the principal sum of the mortgage in full, with interest, at such time and in such manner as the mortgagee may think fit. The mortgagee may also, at its option, require the mortgagor to pay the principal sum of the mortgage in full, with interest, at such time and in such manner as the mortgagee may think fit.

8. Mortgagee shall pay each year on the anniversary of the date of this mortgage, in advance, the interest on the principal sum of the mortgage for the year then next commencing, and the principal sum of the mortgage shall be repaid by the mortgagor in full under protest, in the manner provided by table, any tax or assessment which mortgagor may desire to prevent default hereunder. Mortgagee shall pay in full under protest, in the manner provided by table, any tax or assessment which mortgagor may desire to prevent default hereunder. Mortgagee shall pay in full under protest, in the manner provided by table, any tax or assessment which mortgagor may desire to prevent default hereunder.

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