

REAL ESTATE MORTGAGE

(Not for Purchase Money)

UNOFFICIAL COPY

94651278

MORTGAGE DATE:	07/11/94
LOAN NO.:	096431881

This mortgage is made on the date noted above between the parties listed below. The Mortgagor(s), having received as consideration the availability of the principal amount shown below from the Mortgagee, receipt of which is acknowledged, mortgages, and warrants to the Mortgagee, its successors and assigns, forever, the land and property located and described as noted below, together with all interest in the property, a right, privilege, or improvement belonging to the passable with the property, easements and rights of way of the property, and all buildings and fixtures.

PROPERTY DESCRIPTION	
Lot 3, in Block 22 in Canal Trustee's Subdivision of Section 7, Township 39, North, Range 14 East of the third principal Meridian in Cook County, Illinois.	
P. I. N. 17-07-120-021	94651278
MORTGAGOR(S)	MORTGAGEE
Patrick Dwyer, Jr. Unmarried Michael J. Ridge, Husband Shannon M. Ridge, Wife	Sterling Bank & Trust - Equity
ADDRESS	ADDRESS
3207 W. Ohio Street	One Towne Square, 17th Floor
CITY	CITY
Chicago	Southfield
COUNTY	COUNTY
Cook	Oakland
STATE	STATE
IL	MI
PRINCIPAL AMOUNT:	
Fifteen Thousand Dollars and no/100	\$ 15,000.00

STANDARD TITLE 3404

This Mortgage is given to secure the agreements specified in this Mortgage as well as the Mortgage or Consumer Loan Agreement between Mortgagor(s) and Mortgagee of even date. This Mortgage also secures such future Mortgage or Consumer Loan Agreements between Mortgagor(s) and Mortgagee that may be entered into and which specifically reference this Mortgage as the security instrument securing such future Mortgage or Consumer Loan Agreements.

The Mortgagor(s) will pay all indebtedness secured by this Mortgage according to the terms of the Mortgage or Consumer Loan Agreement which document such indebtedness.

The Mortgagor(s) will keep all of the property mortgaged in good repair, and will keep it insured for the Mortgagee's protection with an insurer of the Mortgagor(s) choice. Mortgagor(s) will pay all taxes, assessments, and other charges when they are due.

In the event the Mortgagor(s) shall sell, assign, or otherwise transfer their interest in the property, whether by deed, contract, or otherwise, such sale or assignment may, at the Mortgagee's option, constitute a default in the Consumer Loan Agreement and subject that agreement to the Mortgagee's right to demand payment in full.

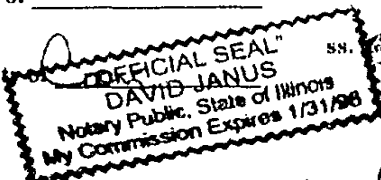
The Mortgagor(s) will pay all mortgage indebtedness to which this Mortgage is secondary, according to the terms of such other obligation(s), and in no way will cause such other indebtedness to be declared in default. Mortgagor(s) agree to pay, and this mortgage shall secure the payment of all costs of foreclosure, including but not limited to, reasonable attorneys' fees, costs of abstracts, title insurance, court and advertising costs.

If permitted by law, the Mortgagor(s) grant to Mortgagee a power of sale, including any statutory procedure for foreclosure of a Mortgage by advertisement, which Mortgagee may use directly or indirectly to sell the mortgaged property if the Mortgagor(s) default in the payment of any indebtedness secured by this Mortgage or fail to perform any other promise made in this Mortgage or in a Mortgage or Consumer Loan Agreement which documents such indebtedness. The Mortgagor(s) hereby waive and release all rights under any homestead or exemption law that might otherwise affect the real property being mortgaged hereunder.

ADDITIONAL PROVISIONS
- NONE -

SIGNATURES - MORTGAGOR(S) / WITNESSES	
Signed and delivered in the presence of:	Signed and sealed by Mortgagor(s):
X _____ Witness' Signature	X <u>Patrick Dwyer, Jr.</u> Mortgagor's Signature Patrick Dwyer, Jr. Unmarried
X _____ Witness' Signature	X <u>Michael J. Ridge</u> Mortgagor's Signature Michael J. Ridge, Husband
	X <u>Shannon M. Ridge</u> Mortgagor's Signature Shannon M. Ridge, Wife
	X _____ Mortgagor's Signature

NOTARIZATION	
State of <u>IL</u>	The foregoing instrument was acknowledged before me this <u>11</u> day of <u>July</u> , 19 <u>94</u> , by <u>Patrick Dwyer, Jr. Unmarried, Michael J. Ridge, Husband, Shannon M. Ridge, Wife</u>
County of <u>Cook</u>	Notary Public's Signature <u>[Signature]</u>
	Notary Public's Name <u>DAVID JANUS</u>
	For the County of <u>COOK</u> State of: <u>IL</u>
	My Commission Expires: <u>1/31/98</u>



When Recorded Return to: Sterling Bank & Trust - Equity One Towne Square, 17th Floor Southfield, MI 48076	Drafted By: <u>Marianne Puwal</u> Address, City, State, Zip One Towne Square, 17th Floor Southfield, MI 48076
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Property of Cook County Clerk's Office

. DEPT-01 RECORDING \$23.50
. T51111 TRAN 6054 07/26/94 08:34:00
. 47751 CG *94-651278
. COOK COUNTY RECORDER

94651278