UNOFFICIAL COPYORM D

9.680581

THIS INDENTIFIE made 5/12	94
Artemio Texta & Martha Reyes	===, between
Ar cento Texta a Hartila Reyes	
	nem 01 generally
3513 W Dickens Ave Chicago	TL DEPT-01 RECORDING \$2 (STATE) T#8888 TRAIL 9907 08/02/94 99:38
(NO AND STREET) (CITY)	- STATE: 1 1#6000 TRRE 5997 98782794 99:38 - #8523 ましょ3 メータ43:8の5
rein referred to as "Mortgagors" and	
SOUTH CENTRAL BANK & TRUST COMPANY	COOK COUNTY RECORDER
555 WEST ROOSEVELT ROAD CHICAGO, ILLING	OIS 60607
(NO AND STREET) (CITY)	Above Space For Recorder's Use Only
rein referred to as Mortgagee, "witnesseth	
THAT WHEREAS Up Mortgagors are justly indebted to the Mortgagors are j	igee upon the Retail Installment Contract dated
FOUR THOUSAND ONE HUND	the Amount Financed of DOLLARS RED FIGHTY AND NOVIDO DOLLARS
4 . [80] . [7]	and delivered to the Mortgagee, in and by which contact the Mortgagors promise.
pay the said Amount Finan ed ogether with a Finance Charge on the princi- tallment Contract from time to the unpaid in	stallments of \$139,48each beginning
6/26 16 4 and a final installment of \$ 139	48
erest after maturity at the Annual [e, r intage Rate stated in the contract, an itract may, from time to time, in writing experint, and in the absence of suc	nd all of said indebtedness is made payable at such place as the holders of the
SOUTH CENTRAL BONK & TRUST COMPANY, 555	WEST ROOSEVELT ROAD, CHICAGO, ILLINOIS 000)
NOW THEREFORE the Morteagors to severe the payment of the said su	um in accordance with the terms, provisions and limitations of this mortgage, and
and a second sec	Morresons to be performed do by these presents CONVEY AND WARKAN I I
o the Mongagee, and the Mongagee's success its in assigns, the following	ing rescribed Real Estate and al! of their estate, right, title and interest therein. CN1Cago COUNTY OF
tate, lying and being in the LOOK AND STATE OF ILLINO	
	the H 1/2 of the HC 1/A of Coetion 25
Lot 6 in the Subdivision of he S 1/4 of t	Third Principal Meridian, in Cook County, i
Illinois.	intro Principal meridian, in cook councy, 1
illinois.	
	Y)
12.25	220 200
RMANENT REAL ESTATE INDEX NUMBER: 13-35-	228-008
appess of previses 3513 W Dickens Ave, (Chicago
DRESS OF TREMSES.	3
EPARED BY: Josephine Nip, 555 W Roosevelt,	Chicago, IL 60607
	72,
	S
ich, with the property hereinafter described, is referred to herein as the "prem	Tases.
TOOFFTHER with all improvements, tenements, easements, fixtures, and	appurtenances thereto belonging, and all rent', issues and profits thereof for so
TOOETHER with all improvements, tenements, easements, fixtures, and g and during all such times as Mortgagors may be entitled thereto (which are represented to a price of one of the refer therein and thereon used	I appurtenances thereto belonging, and all rent, issues and profits thereof for so to pledged primarily and on a parity with saw religious and not secondarily) and to supply heat, eas, air conditioning, water, light, nower, refrigeration (whether
TOOETHER with all improvements, tenements, easements, fixtures, and g and during all such times as Mortgagors may be entitled therete (which are paparatus, equipment or articles now or hereafter therein and thereto used the units or centrally controlled), and ventilation, including (without restrict.)	I appurtenances thereto belonging, and all rent, issues and profits thereof for so to pledged primarily and on a parity with sauder and relate and not secondarily) and its supply heat, gas, air conditioning, water, light, nower, refingeration (whether icting the foregoing), screens, window shades, strong ocors and windows, floor
TOGETHER with all improvements, tenements, easements, fixtures, and g and during all such times as Mortgagors may be entitled therete (which are apparatus, equipment or articles now or hereafter therein and thereon used lie units or centrally controlled), and ventilation, including (without restrictionings, inador beds, awnings, stoves and water heaters. All of the foregoing is	I appurtenances thereto belonging, and all rent, issues and profits thereof for so to pledged primarily and on a parity with saw religious and not secondarily) and to supply heat, eas, air conditioning, water, light, nower, refrigeration (whether
TOGETHER with all improvements, tenements, easements, fixtures, and g and during all such times as Mortgagors may be entitled therete (which apparatus, equipment or articles now or hereafter therein and thereon used gle units or centrally controlled), and ventilation, including (without restrictionings, inador beds, awnings, stoves and water heaters. All of the foregoing and it is agreed that all similar apparatus, equipment or articles hereafter suffered as constituting part of the real estate.	I appurtenances thereto belonging, and all rent, issues and profits thereof for so to pledged primarily and on a pairty with saudre in create and not secondarily) and so supply heat, gas, air conditioning, water, ight, nower, refrigeration (whether icong the foregoing), screens, window shades, string doors and windows, floor are declared to be a part of said real estate whether phy heally attached thereto or er placed in the premises by Mortgagors or their succ. stors or assigns shall be
TOGETHER with all improvements, tenements, easements, fixtures, and g and during all such times as Mortgagors may be entitled therete (which are pipuratus, equipment or articles now or hereafter therein and therete (which are the units or centrally controlled), and ventilation, including (without restrictionings, inador beds, awtings, stoves and water heaters. All of the foregoing and it is agreed that all similar apparatus, equipment or articles hereafter suddered as constituting part of the real estate. TO HAVE AND TO HOLD the premises into the Mortgagee, and the Mortgagee.	I appurtenances thereto belonging, and all rent, issues and profits thereof for so to pledged primarily and on a parity with salute undertake and not secondarily) and it is supply heat, gas, air conditioning, water, light, nower, refingeration (whether icting the foregoing), screens, window shades, strome doors and windows, floor are declared to be a part of said real estate whether phy heally attached thereto or
TOOETHER with all improvements, tenements, easements, fixtures, and g and during all such times as Mortgagors may be entitled therete (which air apparatus, equipment or articles now or hereafter therein and therete leading the units or centrally controlled), and ventilation, including (without restrictionings, inador beds, awrings, stoves and water heaters. All of the foregoing and it is agreed that all similar apparatus, equipment or articles hereafter sidered as constituting part of the real estate. TO HAVE AND TO HOLD the premises into the Mortgagee, and the Men set forth, free from all rights and benefits under and by virtue of the Homitgagors do hereby expressly release and waive.	I appurtenances thereto belonging, and all rent, issues and profits thereof for so the pledged primarily and on a parity with saude well-are and not secondarily) and to supply heat, gas, air conditioning, water, light, nower, refingeration (whether icting the foregoing), screens, window shades, stem doors and windows, floor are declared to be a part of said real estate whether phy usually attached thereto or er placed in the premises by Mortgagors or their successors or assigns shall be Mortgagee's successors and assigns, forever, for the purposes, and upon the uses nestead Exemption Laws of the State of Illinois, which said rights and benefits the
TOGETHER with all improvements, tenements, easements, fixtures, and g and during all such times as Mortgagors may be entitled therete (which are pipuratus, equipment or articles now or hereafter therein and therete (which are the units or centrally controlled), and ventilation, including (without restrictionings, inador beds, awnings, stoves and water heaters. All of the foregoing and it is agreed that all similar apparatus, equipment or articles hereafter suddered as constituting part of the real estate. TO HAVE AND TO HOLD the premises unto the Mortgagee, and the Norm set forth, free from all rights and benefits under and by virtue of the Homingagors do hereby expressly release and waive. Artemia	I appurtenances thereto belonging, and all rent, issues and profits thereof for so its pledged primarily and on a parity with sauder and relate and not secondarily) and its supply heat, gas, air conditioning, water, light, nower, refingeration (whether icting the foregoing), screens, window shades, stam doors and windows, floor are declared to be a part of said real estate whether phy heally attached thereto or its placed in the premises by Mortgagors or their sauditors or assigns shall be Mortgagee's successors and assigns, forever, for the purposes, and upon the uses nestead Exemption Laws of the State of Illinois, which said rights and benefits the into Texta & Martha Reyes
TOGETHER with all improvements, tenements, easements, fixtures, and g and during all such times as Mortgagors may be entitled therete (which are apparatus, equipment or articles now or hereafter therein and therete in seed the units or centrally controlled), and ventilation, including (without restrictionings, inador beds, awnings, stoves and water heaters. All of the foregoing and it is agreed that all similar apparatus, equipment or articles hereafter sidered as constituting part of the teal estate. TO HAVE AND TO HOLD the premises into the Mortgagee, and the Men set forth, free from all rights and benefits under and by virtue of the Homingagors do hereby expressly release and waive. Antemior of a record owner is This mortgage consists of two gages. The coverants, conditions are opporated herein by reference and are a part of free of an ability be	I appurtenances thereto belonging, and all rent, issues and profits thereof for so its pledged primarily and on a parity with saude and relate and not secondarily and its supply heat, gas, air conditioning, water, light, nower, refingeration (whether icting the foregoing), screens, window shades, strong ocors and windows, floor are declared to be a part of said real estate whether phy heally attached thereto or its placed in the premises by Mortgagors or their sour itsers or assigns shall be also the premises by Mortgagors or their sour itsers or assigns shall be also the premises and assigns, forever, for the purposes, and upon the uses nestead Exemption Laws of the State of Illinois, which said rights and benefits the into Texta & Martha Reyes Ind provisions appearing on page 2 (the reverse side of this mortgage) are binding on Mortgagors, their heirs, successors and assigns.
TOOETHER with all improvements, tenements, easements, fixtures, and g and during all such times as Mortgagors may be entitled therete (which air apparatus, equipment or articles now or hereafter therein and therete (which air lepturatus, equipment or articles) and ventilation, including (without restrictionings, inador beds, awnings, stoves and water heaters. All of the foregoing and it is agreed that all similar apparatus, equipment or articles hereafter sidered as constituting part of the real estate. TO HAVE AND TO HOLD the premises into the Mortgagee, and the Nein set forth, free from all rights and benefits under and by virue of the Homitgagors do hereby expressly release and waive. Antemior of a record owner is	I appurtenances thereto belonging, and all rent, issues and profits thereof for so its pledged primarily and on a parity with sauder and relate and not secondarily) and its supply heat, gas, air conditioning, water, light, nower, refingeration (whether iting the foregoing), screens, window shades, strong cors and windows, floor are declared to be a part of said real estate whether phy usually attached thereto or er placed in the premises by Mortgagors or their successors or assigns shall be Mortgagee's successors and assigns, forever, for the purposes, and upon the uses nestead Exemption Laws of the State of Illinois, which said rights and benefits the into Texta & Martha Reyes and provisions appearing on page 2 (the reverse side of this mortgage) are binding on Mortgagors, their heirs, successors and assigns.
TOGETHER with all improvements, tenements, easements, fixtures, and gand during all such times as Mortgagors may be entitled therete (which are apparatus, equipment or articles now or hereafter therein and therete (which are the units or centrally controlled), and ventilation, including (without restrictionings, inador beds, awnings, stoves and water heaters. All of the foregoing and it is agreed that all similar apparatus, equipment or articles hereafter sidered as constituting part of the real estate. TO HAVE AND TO HOLD the premises into the Mortgagee, and the Minister forth, free from all rights and benefits under and by virtue of the Homitgagors do hereby expressly release and waive. Antemior of a record owner is This mortgage consists of two gages. The covenants, conditions as opporated herein by reference and are a partitive of shall be	I appurtenances thereto belonging, and all rent, issues and profits thereof for so its pledged primarily and on a parity with saude and relate and not secondarily and its supply heat, gas, air conditioning, water, light, nower, refingeration (whether icting the foregoing), screens, window shades, strong ocors and windows, floor are declared to be a part of said real estate whether phy heally attached thereto or its placed in the premises by Mortgagors or their sour itsers or assigns shall be also the premises by Mortgagors or their sour itsers or assigns shall be also the premises and assigns, forever, for the purposes, and upon the uses nestead Exemption Laws of the State of Illinois, which said rights and benefits the into Texta & Martha Reyes Ind provisions appearing on page 2 (the reverse side of this mortgage) are binding on Mortgagors, their heirs, successors and assigns.
TOGETHER with all improvements, tenements, easements, fixtures, and g and during all such times as Mortgagors may be entitled therete (which are apparatus, equipment or articles now or hereafter therein and thereto used gle units or centrally controlled), and ventilation, including (without restrict entities, inador beds, awnings, stoves and water heaters. All of the foregoing and it is agreed that all similar apparatus, equipment or articles hereafter sidered as constituting part of the real estate. TO HAVE AND TO HOLD the premises unto the Mortgagee, and the Minister forth, free from all rights and benefits under and by virtue of the Homingagors do hereby expressly release and wave. This mortgage consists of two pages. The covenants, conditions as orporated herein by reference and are a partification and and sear of Mortgagors the bay and year first PLEASE. PLEASE. PHEASE. PHEASE.	I appurtenances thereto belonging, and all rent, issues and profits thereof for so its pledged primarily and on a parity with sauder and relate and not secondarily) and its supply heat, gas, air conditioning, water, light, nower, refingeration (whether iting the foregoing), screens, window shades, strong cors and windows, floor are declared to be a part of said real estate whether phy usually attached thereto or er placed in the premises by Mortgagors or their successors or assigns shall be Mortgagee's successors and assigns, forever, for the purposes, and upon the uses nestead Exemption Laws of the State of Illinois, which said rights and benefits the into Texta & Martha Reyes and provisions appearing on page 2 (the reverse side of this mortgage) are binding on Mortgagors, their heirs, successors and assigns.
TOGETHER with all improvements, tenements, easements, fixtures, and and during all such times as Mortgagors may be entitled thereto (which are propuratus, equipment or articles now or hereafter therein and thereon used the units or centrally controlled), and ventilation, including (without restrictions, inador beds, awnings, stoves and water heaters. All of the foregoing and it is agreed that all similar apparatus, equipment or articles hereafter indicated as constituting part of the real estate. TO HAVE AND TO HOLD the premises unto the Mortgagee, and the Miniset forth, free from all rights and benefits under and by virtue of the Homitigagors do hereby expressly release and waive. In name of a record owner is the mortgage consists of two pages. The covenants, conditions as originated herein by reference and are a past of record and shall be Witness the hand. In and seat of Mortgagors the first and vear first PLEASE. PHENT OR PLEASE PHENT OR PLEASE PHINT OR	appurtenances thereto belonging, and all rent, issues and profits thereof for so to pledged primarily and on a pairty with saw rewell at an anot secondarily) and to supply heat, gas, air conditioning, water, ight, nower, refingeration (whether icong the foregoing), screens, window shades, string doors and windows, floor are declared to be a part of said real estate whether phytically attached thereto or er placed in the premises by Mortgagors or their sweet stors or assigns shall be Mortgagee's successors and assigns, forever, for the purposes, and upon the uses nestead Exemption Laws of the State of Illinois, which said rights and benefits the into Texta & Martha Reyes and provisions appearing on page 2 (the reverse side of this mortgage) are binding on Mortgagors, their heirs, successors and assigns. INARINATE TEXTA (Seal)
TOGETHER with all improvements, tenements, easements, fixtures, and grad during all such times as Mortgagors may be entitled thereto (which are apparatus, equipment or articles now or hereafter therein and thereto used the units or centrally controlled), and ventilation, including (without restrictions), inador beds, awnings, stoves and water heaters. All of the foregoing and it is agreed that all similar apparatus, equipment or articles hereafter sidered as constituting part of the real estate. TO HAVE AND TO HOLD the premises unto the Mortgagee, and the Mins set forth, free from all rights and benefits under and by virtue of the Homingagors do hereby expressly release and waive. Iname of a record owner is This mortgage consists of two pages. The covenants, conditions are orporated herein by reference and are appropriated herein by reference of the covenants, conditions are orporated herein by reference of the eventants, conditions are orporated herein by reference and are appropriated herein by reference of the source of Mortgagors for any and year first pre-NAMES.	I appurtenances thereto belonging, and all rent, issues and profits thereof for so its pledged primarily and on a parity with sauder and relate and not secondarily) and its supply heat, gas, air conditioning, water, light, nower, refingeration (whether iting the foregoing), screens, window shades, strong cors and windows, floor are declared to be a part of said real estate whether phy usually attached thereto or er placed in the premises by Mortgagors or their successors or assigns shall be Mortgagee's successors and assigns, forever, for the purposes, and upon the uses nestead Exemption Laws of the State of Illinois, which said rights and benefits the into Texta & Martha Reyes and provisions appearing on page 2 (the reverse side of this mortgage) are binding on Mortgagors, their heirs, successors and assigns.
TOGETHER with all improvements, tenements, easements, fixtures, and g and during all such times as Mortgagors may be entitled therete (which are impuratus, equipment or articles now or hereafter therein and thereto used the units or centrally controlled), and ventilation, including (without restrictionings, inador beds, awnings, stoves and water heaters. All of the foregoing and it is agreed that all similar apparatus, equipment or articles hereafter sidered as constituting part of the real estate. TO HAVE AND TO HOLD the premises unto the Mortgagee, and the Miniset forth, free from all rights and benefits under and by virtue of the Homingagors do hereby expressly release and waive. This mortgage consists of two pages. The covenants, conditions as orporated herein by reference and are a partification and and sear of Mortgagors for the analysis and vear first please. PLEASE PRINT OR TYPE NAMES: BELOW SIGNATUREIS.	appurtenances thereto belonging, and all rent. issues and profits thereof for so to pledged primarily and on a parity with sauder and relate and not secondarily) and so supply heat, gas, air conditioning, water, light, nower, refigeration (whether items the foregoing), screens, window shades, street doors and windows, floor are declared to be a part of said real estate whether phy usually attached thereto or er placed in the premises by Mortgagors or their saudestreet or assigns shall be Mortgagee's successors and assigns, forever, for the purposes, and upon the uses nestead Exemption Laws of the State of Illinois, which said rights and benefits the into Texta & Martha Reyes and provisions appearing on page 2 (the reverse side of this mortgage) are binding on Mortgagors, their heirs, successors and assigns. Application of the said of this mortgage are incoming the mortgage of the successors and assigns. Application of the said of this mortgage are incoming the mortgage of the successors and assigns. Application of the said of this mortgage are incoming the mortgage of the successors and assigns. Application of the said of this mortgage are incoming the said of this mortgage are incoming the said of this mortgage. Itself the said of this mortgage are incoming the said of this mortgage are incoming the said of this mortgage.
TOGETHER with all improvements, tenements, easements, fixtures, and g and during all such times as Mortgagors may be entitled therete (which are impuratus, equipment or articles now or hereafter therein and thereto used the units or centrally controlled), and ventilation, including (without restrictionings, inador beds, awnings, stoves and water heaters. All of the foregoing and it is agreed that all similar apparatus, equipment or articles hereafter sidered as constituting part of the real estate. TO HAVE AND TO HOLD the premises unto the Mortgagee, and the Miniset forth, free from all rights and benefits under and by virtue of the Homingagors do hereby expressly release and waive. This mortgage consists of two pages. The covenants, conditions as orporated herein by reference and are a partification and and sear of Mortgagors for the analysis and vear first please. PLEASE PRINT OR TYPE NAMES: BELOW SIGNATUREIS.	appurtenances thereto belonging, and all rent. issues and profits thereof for so to pledged primarily and on a parity with saul relief criate and not secondarily) and so supply heat, gas, air conditioning, water, light, nower, refingeration (whether iting the foregoing), screens, window shades, street doors and windows, floor are declared to be a part of said real estate whether phy heally attached thereto or er placed in the premises by Mortgagors or their sault stors or assigns shall be Mortgagee's successors and assigns, forever, for the purposes, and upon the uses nestead Exemption Laws of the State of Illinois, which said rights and benefits the into Texta & Martha Reyes and provisions appearing on page 2 (the reverse side of this mortgage) are binding on Mortgagors, their heirs, successors and assigns. above written ISeall ISeall Artentio Texta & Martha Reyes ISeall ISeall ISeall Artentio Texta & Martha Reyes ISeall
TOOETHER with all improvements, tenements, easements, fixtures, and g and during all such times as Mortgagors may be entitled thereto (which apparatus, equipment or articles now or hereafter therein and thereon used all gle units or centrally controlled), and ventilation, including (without restrict engs, inador beds, awnings, stoves and water heaters. All of the foregoing is addered as constituting part of the real estate. TO HAVE AND TO HOLD the premises unto the Mortgagee, and the Miniset forth, free from all rights and benefits under and by virtue of the Homer rigagors do hereby expressly release and wave. In this mortgage consists of two pages. The covenants, conditions as orporated herein by reference and are a past different and shall be Witness the hand. And seal of Mortgagors are and and year first. PLEASE HINT OR PLEASE HELOW SIGNATUREIS. In the State aforesaid. DO HEREBY CERTIFY.	appurenances thereto belonging, and all rent, issues and profits thereof for so to pledged primarily and on a pairty with saw real craite and not secondarily) and to supply heat, gas, air conditioning, water, ight, nower, refingeration (whether icong the foregoing), screens, window shades, string doors and windows, floor are declared to be a part of said real estate whether phytically attached thereto or er placed in the premises by Mortgagors or their successors or assigns shall be Mortgagee's successors and assigns, forever, for the purposes, and upon the uses nestead Exemption Laws of the State of Illinois, which said rights and benefits the provisions appearing on page 2 (the reverse side of this mortgage) are binding on Mortgagors, their heirs, successors and assigns. ISEAD INFALITY TEXTIAL ISEAD ISEAD Artemio Texta and Martha Reyes ISEAD ISEAD Artemio Texta and Martha Reyes ISEAD ISEAD
TOGETHER with all improvements, tenements, easements, fixtures, and g and during all such times as Mortgagors may be entitled therete (which as popuratus, equipment or articles now or hereafter therein and thereto used the units or centrally controlled), and ventilation, including (without restrict entitles), and it is agreed that all similar apparatus, equipment or articles hereafter sidered as constituting part of the real estate. TO HAVE AND TO HOLD the premises unto the Mortgagee, and the Men set forth, free from all rights and benefits under and by virtue of the Homingagors do hereby expressly release and waive. This mortgage consists of two pages. The covenants, conditions are originated herein by reference and are approximated and seal of Mortgagors the day and year first PLEASE PRINT OR THE NAME SIGNATURE IS. The of Illinois County of COOK SIGNATURE IS. The State afore and DO HEREBY CERTIFY in the State aforement to be the same person.	appurenances thereto belonging, and all rent, issues and profits thereof for so to pledged primarily and on a pairty with saw real craite and not secondarily) and to supply heat, gas, air conditioning, water, ight, nower, refingeration (whether icong the foregoing), screens, window shades, string doors and windows, floor are declared to be a pair of said real estate whether phytically attached thereto or er placed in the premises by Mortgagors or their swc twirs or assigns shall be Mortgager's successors and assigns, forever, for the purposes, and upon the uses inested Exemption Laws of the State of Illinois, which said rights and benefits the into Texta & Martha Reyes Indirected and provisional appearing on page 2 (the reverse side of this mortgage) are binding on Mortgagors, their heirs, successors and assigns. ISeab Whose name are subscribed to the foregoing instrument.
TOGETHER with all improvements, tenements, easements, fixtures, and g and during all such times as Mortgagors may be entitled therete (which as popuratus, equipment or articles now or hereafter therein and thereon used gle units or centrally controlled), and ventilation, including (without restrict entitles) and it is agreed that all similar apparatus, equipment or articles hereafter sidered as constituting part of the real estate. TO HAVE AND TO HOLD the premises unto the Mortgagee, and the Mein set forth, free from all rights and benefits under and by virtue of the Homingagors do hereby expressly release and waive. **This mortgage consists of two pages. The covenants conditions are orporated herein by reference and are a past different and shall be Witness the hand. And sear of Mortgagors to any and vear first present the hand. The state aloresaid. DO HEREBY CERTIFY of the of illinois County of the State aloresaid. DO HEREBY CERTIFY is personally known to me to be the same person search before me this day in person and acknown to the control of the same person.	appurenances thereto belonging, and all rent. Issues and profits thereof for so to pledged primarily and on a painty with sau, reactive and not secondarily) and to supply heat, gas, air conditioning, water, 1gh., nower, refingeration (whether icong the foregoing), screens, window shades, string doors and windows, floor are declared to be a part of said real estate whether phy usually attached thereto or er placed in the premises by Mortgagors or their succisors or assigns shall be Mortgagee's successors and assigns, forever, for the purposes, and upon the uses nestead Exemption Laws of the State of Illinois, which said rights and benefits the into Texta & Martha Reyes Indiprovisions appearing on page 2 (the reverse side of this mortgage) are binding on Mortgagors, their heirs, successors and assigns, above written ISEAD
TOGETHER with all improvements, tenements, easements, fixtures, and g and during all such times as Mortgagors may be entitled therete (which as popuratus, equipment or articles now or hereafter therein and thereto used alle units or centrally controlled), and ventilation, including (without restrict entitles), and it is agreed that all similar apparatus, equipment or articles hereafter sidered as constituting part of the real estate. TO HAVE AND TO HOLD the premises unto the Mortgagee, and the Men set forth, free from all rights and benefits under and by virtue of the Homingagors do hereby expressly release and waive. This mortgage consists of two pages. The covenants, conditions are originated herein by reference and are approximated and shall be Witness the hand. And sear of Mortgagors the day and year first PLEASE. PHEASE PHINT OR TYPE NAMESS BELOW. SIGNATUREIS. The of Illinois County of COOK SIGNATUREIS. TO HOREENS PERSONAL AND TO HOLD TO HEREBY CERTIFY in the State aforesaid. DO HEREBY CERTIFY is personally known to me to be the same personal contents.	appurenances thereto belonging, and all rent. Issues and profits thereof for so to pledged primarily and on a painty with sau, reactive and not secondarily) and to supply heat, gas, air conditioning, water, 1gh., nower, refingeration (whether icong the foregoing), screens, window shades, string doors and windows, floor are declared to be a part of said real estate whether phy usually attached thereto or er placed in the premises by Mortgagors or their succisors or assigns shall be Mortgagee's successors and assigns, forever, for the purposes, and upon the uses nestead Exemption Laws of the State of Illinois, which said rights and benefits the into Texta & Martha Reyes Indiprovisions appearing on page 2 (the reverse side of this mortgage) are binding on Mortgagors, their heirs, successors and assigns, above written ISEAD
TOOETHER with all improvements, tenements, easements, fixtures, and g and during all such times as Mortgagors may be entitled therete (which apparatus, equipment or articles now or hereafter therein and thereon used all possible units or centrally controlled), and ventilation, including (without restrict entitles), indoor beds, awnings, stoves and water heaters. All of the foregoing is and it is agreed that all similar apparatus, equipment or articles hereafter sidered as constituting part of the real estate. TO HAVE AND TO HOLD the premises unto the Mortgagee, and the Mein set forth, free from all rights and benefits under and by virtue of the Homer rigagors do hereby expressly release and wave. In this mortgage consists of two pages. The covenanta, conditions are orporated herein by reference and are a past defect and shall be Witness the hand and seat of Mortgagors the and and vear first. PLEASE HRINT OR PIPE NAMES: BELOW SIGNATUREIS. THE STATE OF THE STATE O	appurenances thereto belonging, and all rent, issues and profits thereof for so to pledged primarily and on a painty with saudre in craite and not secondarily) and to supply heat, gas, air conditioning, water, ight, nower, refingeration (whether icong the foregoing), screens, window shades, string doors and windows, floor are declared to be a part of said real estate whether phytically attached thereto or explaced in the premises by Mortgagors or their successors or assigns shall be Mortgagee's successors and assigns, forever, for the purposes, and upon the uses nestead Exemption Laws of the State of Illinois, which said rights and benefits the into Texta & Martha Reyes and provisions appearing on page 2 (the reverse side of this mortgage) are binding on Mortgagors, their heirs, successors and assigns, above written iscall Artemio Texta & Martha Reyes IScall IScall IScall Artemio Texta & Martha Reyes IScall ISCAL
TOGETHER with all improvements, tenements, easements, fixtures, and g and during all such times as Mortgagors may be entitled therete (which as popuratus, equipment or articles now or hereafter therein and thereto used specially controlled), and ventilation, including (without restrict entitles). It is agreed that all similar apparatus, equipment or articles hereafter sidered as constituting part of the real estate. TO HAVE AND TO HOLD the premises unto the Mortgagee, and the Minn set forth, free from all rights and benefits under and by virtue of the Homingagors do hereby expressly release and wave. In name of a record owner is This mortgage consists of two pages. The covenants, conditions are orporated herein by reference and are appetiteffed and shall be Witness the hand. And sear of Mortgagors are appetiteffed and shall be PLEASE. HINT OR HYPE NAME(S) BELOW. SIGNATURE(S). TO BERE. Dersonally known to me to be the same person appeared before me this day in person and acknowledge free and voluntary act for the right of homestead.	appurenances thereto belonging, and all rent, issues and profits thereof for so to pledged primanly and on a panty with sau, reactive and not secondanly) and to supply heat, gas, air conditioning, water, ight, nower, refingeration (whether icong the foregoing), screens, window shades, string doors and windows, floor are declared to be a part of said real estate whether phytically attached thereto or explaced in the premises by Morigagors or their successors and assigns, shall be infortaged's successors and assigns, forever, for the purposes, and upon the uses mestead Exemption Laws of the State of Illinois, which said rights and benefits the infortaged and provisions appearing on page 2 (the reverse side of this mortgage) are binding on Mortgagors, their heirs, successors and assigns. Another of the undersigned a Notary Public in and for said County that Artenno Texta and Martha Reyes ISeab ISEA
TOGETHER with all improvements, tenements, easements, fixtures, and and during all such times as Mortgagors may be entitled therete (which as inpuratus, equipment or articles now or hereafter therein and thereto used the units or centrally controlled), and ventilation, including (without restrict entitles), inador beds, awnings, stoves and water heaters. All of the foregoing and it is agreed that all similar apparatus, equipment or articles hereafter sidered as constituting part of the real estate. TO HAVE AND TO HOLD the premises unto the Mortgagee, and the Mins set forth, free from all rights and benefits under and by virtue of the Homingagors do hereby expressly release and wave. In the mane of a record owner is the covenants, conditions are orporated herein by reference and are a part iffered and shall be Witness the hand. And sear of Mortgagors the documents and vear first pre-same is a present and any of Mortgagors the documents. The covenants conditions are orporated herein by reference and are a part iffered and shall be Miness the hand. And sear of Mortgagors the documents are first pre-same in the State aforesaid. DO HEREBY CERTIFY in the State aforesaid. DO HEREBY CERTIFY in the State aforesaid. BO HEREBY CERTIFY in the State aforesaid in the same person appeared before me this day in person and acknowledges.	appurenances thereto belonging, and all rent, issues and profits thereof for so to pledged primarily and on a painty with saudre in craite and not secondarily) and to supply heat, gas, air conditioning, water, ight, nower, refingeration (whether icong the foregoing), screens, window shades, string doors and windows, floor are declared to be a part of said real estate whether phytically attached thereto or explaced in the premises by Mortgagors or their successors or assigns shall be Mortgagee's successors and assigns, forever, for the purposes, and upon the uses nestead Exemption Laws of the State of Illinois, which said rights and benefits the into Texta & Martha Reyes and provisions appearing on page 2 (the reverse side of this mortgage) are binding on Mortgagors, their heirs, successors and assigns, above written iscall Artemio Texta & Martha Reyes IScall IScall IScall Artemio Texta & Martha Reyes IScall ISCAL

 $\mathcal{H}(r)$

50

UNOFFICIAL COPY

ADDITIONAL CONVENANTS. CONDITIONS AND PROVISIONS REFERRED TO ON THE REVERSE SIDE OF THIS MORTGAGE AND INCORPORATED THEREIN BY REFERENCE.

- 1. Morigagors shall (1) promptly repair, restore or rebuild any buildings or improvements now or hereafter on the premises which may become damaged or be destroyed; (2) keep said premises in good condition and repair, without waste, and free from mechanic's or other liens or claims (o) lien not expressly subordinated to the lien hereof. (3) pay when due any indebtedness which may be secured by a lien or charge on the premises superior to the lien hereof and upon request exhibit satisfactory evidence of the discharge of such prior lien to Morigage or to holder of the contract. (4) complete within a reasonable time any buildings or buildings now or at any time in process of erection upon said premises. (5) comply with all requirements of law or municipal ordinances with respect to the premises and the use thereof: (6) make no material alterations in said premises except as required by law or municipal ordinance.
- 2. Mortgagors shall pay before any penalty attaches all general taxes and shall pay special taxes, special assessments, water charges, sewer service charges, and other charges against the premises when due, and shall upon written request, furnish to Mortgagee or to holders of the contract duplicate receipts therefor. To prevent default hereunder Mortgagors shall pay in full under protest. In the manner provided by statute, any tax or assessment which Mortgagors may desire to contest.
- 3. Mortgagors shall keep all buildings and improvements now and hereafter situated on said premises insured against loss or damage by fire, lightning and windstorm under policies providing for payment by the insurance companies of moneys sufficient either to pay the cost of replacing or repairing the same or to pay in full the indebtedness secured hereby, all in companies satisfactory to the holders of the contract, under insurance policies payable, in case of loss or damage, to Mortgagee, such rights to be evidenced by the standard mortgage clause to be attached to each policy, and shall deliver all policies including additional and renewal policies to holder of the contract and in case of insurance about to expire, shall deliver renewal policies not less than ten days prior to the respective dates of expiration.
- 4. In case of default therein, Morigagee or the holder of the contract may, but need not, make any payment or perform any act hereinbefore required of Morigagors in any form and manner deemed expedient, and may, but need not, make full or partial payments of principal or interest on prior encumbrances, if any, ar diprichase, discharge, compromise or settle any tax lien or other prior tiet or claim thereof or redeem from any tax sale or forfeiture, affecting, said premises or contest any tax or assessment. All moneys paid for any of these purposes herein authorized and all expenses paid or incurred in connection therewith, including attorneys fees, and any other moneys advanced by Morigagee or the holders of the contract to protect the martinged premises and the lien hereof, shall be so much additional indebtedness secured hereby and shall become immediately due and payabit without notice. Inaction of Morigagee or holders of the contract shall never be considered as a waiver of any right accruing to them on account in the contract of the Morigagors.
- 5. The Mortgagee or the holder of the contract hereby secured making any payment hereby authorized relating to taxes and assessments may do so according to any bill statement or enting the produced from the appropriate public office without inquiry into the accuracy of such bill statement or estimate or into the validity of any tax, as essment, sale, forfeiture, tax lien or title or claim thereof
- 6 Mortgagors shall pay each item of in soldedness herein mentioned, when due according to the terms hereof. At the option of the holder of the contract, and without notice to the Mortgagors, all supposed indebtedness secured by the Mortgage shall notwithstanding anything in the contract or in this Mortgage to the contrary, become due and plays blefal immediately in the case of default in making payment of any instalment on the contract, or this when default shall occur and continue for these clays in the performance of any other agreement of the Mortgagors herein contained
- 7. When the indebtedness hereby secured shall become live whether by acceleration or otherwise. Mortgage shall have the right to foreclose the lien hereof. In any suit to foreclose the lien hereof, here shall be allowed and included as additional indebtedness in the decree for sale all expenditures and expenses which may be paid or incurred by or on behalf of Mortgage or holder of the contract for attorness fees appraised slees outlays for documentary and expert evidence, stenographers it is grees, publication costs and costs which may be estimated as to items to be expended after entry of the decreed of procuring all such abstracts of title, title searches and examinations, guarantee policies. Torrens certificates and similar data and assurances with respect to title as Mortgage or holder. Of the contract may deem to be reasonably necessary either to prosecute such suit or to evidence to bidders at any sale which may be had pursuant to such an errect the true condition of the title to or the value of the premises. All expenditures and expenses of the nature in this paragraph mentioned shall become an unch additional indebtedness secured hereby and immediately due and payable, when paid or incurred by Mortgage or holder of the contract in connection with tall any proceeding including probate and bankruptcy proceedings, to which either of them shall be a party, either as plaintiff, claimant or defendant, by reason of this Mortgage or any indebtedness hereby secured; or lot preparations for the commencement of any suit for the foreciessare hereof after accural of such right to foreclose whether or not actually commenced or id preparations for the defense of any threatened suit or proceeding which might affect the premises or the security hereof whether or not actually commenced.
- 8. The proceeds of any foreclosure sale of the premises shall be distributed and a polied in the following order of priority. First, on account of all costs and expenses incident to the foreclosure proceedings, including all such item; at are mentioned in the preceding paragraph hereof, second, all other items which under the terms hereof constitute secured indebtedness additional to that evidenced by the contract, third, all other indebtedness, if any, remaining unpaid on the contract, fourth, any overplus to Mortgagors, their heir siegal representatives or assigns as their rights may appear.
- 9. Upon, or at any time after the filing of a bill to foreclose this mortgage the court in which is uclubill is filed may appoint a receiver of said premises. Such appointment may be made either before or after sale without notice, without regard to the solvency of this behalf of Mortgagors at the time of application for such receiver and without regard to the their value of the premises or whether the solvency of this behalf be their occupied as a homestead or not and the Mortgagors hereunder may be appointed as such receiver. Such receiver shall have power to collect the rents issues and profits of said premises during the pendency of such foreclosure suit and, in case of a sale and a deficiency during the full straid by period of redemption, whether there be redemption or not, as well as during any further times when Mortgagors except for the intervention of sinch receiver would be entitled to collect such and operation of the premises during the whole of said period. The Court from time to time may authorize the receiver to apply the net income in his hands in payment in whole or in part of (1) The indebtedness secured hereby, or by any decree foreclosing this is dortgage or any tax, special assessment or other then which may be or become superior to the lien hereof or of such decree, provided such application is more prior to foreclosure said. 2 the deficiency in case of a sale and deficiency.
- 10. No action for the enforcement of the lien or any provision hereof shall be subject to any defense which would r of the good and available to the party interposing same in an action at law upon the contract hereby secured
- 11. Mortgagee or the holder of the contract shall have the right to inspect the premises at all reasonable times and access thereto shall be permitted for that purpose.
- 12. If Mortgagors shall sell, assign or transfer any right, title or interest in said premises, or any portion thereof, without the written consent of the holder of the contract secured hereby, holder shall have the right, at holder's option, to declare all unpaid indebtedness secured by this mortgage to be immediately due and payable, anything in said contract or this mortgage to the contrary notwithstanding.

ASSIGNMENT FOR VALUABLE CONSIDERATION, Mortgagee hereby sells, assigns and transfers the within mortgage to			
Date	4 3	Mortgagee	
D E L	NAME	SOUTH CENTRAL BANK & TRUST COMPANY 555 WEST ROOSEVELT ROAD FOR RECORDERS INDEX FURROSES INSERT STREET ADDRESS OF ABOVE DESCRIBED PROPERTY HERE	
v	CITY .	CHICAGO, IL 60607 This Instrument Was Prepared By	

OR

DISTRUCTIONS

Address