DEPT-01 RECORDING

\$25.50

**REAL ESTATE MORTGAGE** 

96428008

T#0008 TRAN 8651 06/05/96 15:26:00

\$7080 \$ BJ \*-96-428008

COOK COUNTY RECORDER

(This space for Recorder's use only)

	(This space for Recorder's Use only)		
THIS INDENTURE WITHESCETH, THAT	Kaywond & Sharon Mur Phy City of Chicago State of Illinois, Mortgagor(s)		
MORTGAGE and WARRANT to	TMGM10-Swield Co.		
of Now Lexington But	Falls (2009, 51 60089, Mortgagee,		
	ement Retail Installment Contract of even date herewith, in the amount of		
s 13,551.00	payers to the order of and delivered to the Mortgages, in and by which		
the Mortgagor promises to pay the contract and a final payment due on	Interest r.( thi) rate and in Installments as provided in said Contract with  , the following described real estate, to wit:		
in Highlands addition to longwood be of the Northwest 1/4 of the Northwest of the Third Principal Meridian in The South 10 feet of the North 12 followwood, being a Resubdivision of	ll of lot 18 and the North 2 feet of Lot 19 in Block 2 eing a Subdivision of Calument Highlands a Subdivision st 1/4 of Section 7, Township 37 North, Range 14, East Cook County, Illinois.  eet of lot 19 in block 2 in Highland Addition to Calumet Highlands a subdivision of the Northwest 1/4 onship 37 North Range 14, East of the Third Principal		
PIN# 25-07-102-015 and 25-07-102-01 A/K/A 9533 S. Oakley	96 <sub>373</sub> 798		
possession of said premises after any default contained.	in the State of Illinois, hereby releasing Homestead Exemption Laws of the State of Illinois, and all right to retain t in payment or breach of any of the covenants or agreements herein		
AND IT IS EXPRESSLY PROVIDED AND AGR	EED, That if all or any part of the property or an interest in the property is		

AND IT IS EXPRESSLY PROVIDED AND AGREED, That if all or any part of the property or an interest in the property is sold or transferred by Mortgagor without Mortgagoe's prior written consent, Mortgagoe, at Mortgagoe's option, and in accordance with federal law, may require immediate payment in full of the entire amount due under the Mortgago and Home improvement Retail Installment Contract. Mortgagoe, at Mortgagoe's option, may waive the right to declare the balance immediately due and may accept in writing an assumption agreement executed by the person to whom the Mortgagor is transferring or selling the interest in the property.

Page 1 of 2 Continued on page 2 CH SESS

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Property of Cook County Clerk's Office

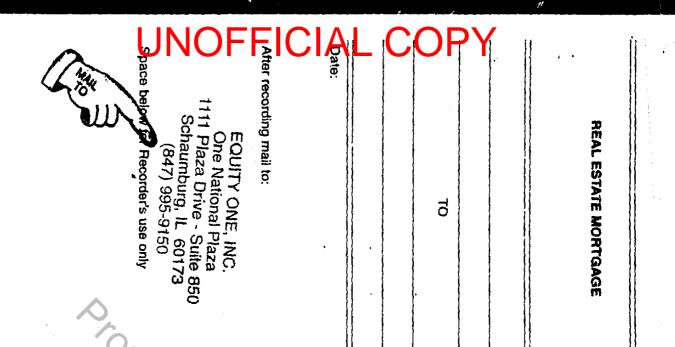
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(Page 2 of 2 Continued from page 1

## UNOFFICIAL COPY

AT IS FURTHER EXPRESSLY PROVIDED AND AGREED, That Mortgagor(s) shall pay all taxes, assessments, insurance premiums, and prior liens that such mortgaged property may be subject to. In case Mortgagor(s) shall fall to pay such expenses, Mortgagee, at its option, may pay them and all sums of money so expended shall be repayable by Mortgagor(s) and such expenditures(s) shall be secured by this Mortgage. If default be made in the payment of the said contract, or of any part thereof, or in the case of waste or non-payment of taxes, assessments or prior mortgages on said premises, or of or any part thereof, and to receive and collect all rents, issues and profits thereof.

a breach of any of the covenants or agreements herein contained, then in such case the whole of said sum, secured by the said contract in this mortgage mentioned, shall thereupon, at the option of the said mortgagee, his or its attorneys or assigns, and as provided by law, become due and payable, and this mortgage may be foreclosed to pay the same, and it shall be lawful for the said mortgagee, his or its attorneys or assigns, to enter into and upon the premises hereby granted, 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 attorney's fees, to be included in the decree, and all moneys advanced for taxes, assessments and other liens; then there shall be paid the unpaid balance of said contract whe'ner due and payable by the terms thereof or not. SEAL) Sharon M. Murphy (type or print name beneath signatures) Person signing immediately below signs to subject his or her interests in the above described property, including any right to possession after foreclosure, to the terms of this mortgage and to waive his or her homestead exemption in the above described real estate. Person signing immediately below is not personally liable. (SEAL) (type or print names beneath signatures) STATE OF ILLINOIS County of in and for said County, in the State 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 acknowledge that (they) (he) (she) signed, sealed and delivered the said instrument as (their) (his) (her) free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the ight of homestead. IN WITNESS WHEREOF, I hereunto ser my hand and official seal N Innd "OFFICIAL SEAL" My Commission Expires THIS INSTRUMENT WAS Equity One Name 1111 Plaza Drive, #850 Schaumburg, IL 60173



The understand for value regained door banks cost to	ASSIGNMENT	ur to		
The undersigned, for value received, does hereby grant, b			positing on the reverse side hereof and	the
money due and to become due on the Home improvement property described in the Mortgage.				
A 1	0			
By Wall Stron	Title Title	Megulant	(Seller's name)	
	<b>ACKNOWLFGCEMENT</b>	7		
STATE OF ALL	} ss.			
On this 20 day of Mars	, 19 96, there personally appears: obscribed to the within assignment, and	perora ma	The Klow	
known or proven to me to be the person whose name is su		FRI	executed the same, as his/her free as	nd.
voluntary act of the purposes therein contained and (in the and was authorized to execute the said assignment and th	e seal affixed therato, it any, is the soal	with a source of the state of t	SEAU.	
IN WITNESS WHEREOF, I bersunto set my hand and officia	d seal	The state of the s	<i>Ph</i>	<del></del>
My Commission Expires		Hours Facility	es inois	: