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THIS INDENTURE, made DECEMBER 20 1996, between
Theodore J. Woitas, Jr.
6759 S. BENNETT
CHICAGO, ILLINOIS 60649

SCOTT CARR

Rolling Meadows, IL 60008
(NO AND STREET) (CITY) (STATE)

DETACHED RECORDING 923.50
INDEXED FROM SEP 01/16/97 184777
INDEXED \$ DC * 97 - 037070
ROLLING MEADOWS RECORDER

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Above Space For Recorder's Use Only

herein referred to as "Mortgagee." Witnesseth:

THAT WHEREAS the Mortgagee is justly indebted to the Mortgages upon the installment note of even date herewith, in the principal sum of FORTY THOUSAND AND 00/100 DOLLARS (540,000.00), payable to the order of and delivered to the Mortgagee, in and by which note the Mortgages 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 20th day of JANUARY 1996, and all of said principal and interest are made payable at such place as the holder 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 3701 Algonquin Rd., Ste. 950 Rolling Meadows, IL 60008

NOW, THEREFORE, the Mortgages 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 Mortgages 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:

LOTS 12 and 13 IN BLOCK 2 IN JACKSON PARK
HIGHLANDS IN THE EAST 1/2 OF THE SOUTHWEST
1/4 OF SECTION 24, TOWNSHIP 38, NORTH, RANGE
14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN
COOK COUNTY, ILLINOIS.

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which, with the property hereinafter described, is referred to herein as the "premises."

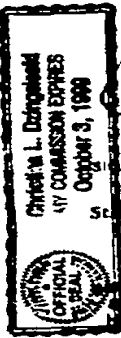
Permanent Real Estate Index Number(s): 20-24-306-010 VOL 261
Address(es) of Real Estate: 6759 S. Bennett Chicago, IL 60649

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 Mortgages may be entitled thereto (which are placed primarily 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 (without restricting the foregoing), lawns, window shades, storm doors and windows, floor coverings, radiator 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 of Mortgages 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 terms herein set forth, free from all rights and benefits under and by virtue of the Homestead Exemption Law of the State of Illinois, which said rights and benefits the Mortgages do hereby expressly release and waive.

Witness my hand and official seal, this 20th day of DECEMBER 1996
Theodore J. Woitas, Jr. (Seal)
THEODORE J. WOITAS, JR. (Seal)
State of Illinois, County of COOK
I, the undersigned, a Notary Public in and for said County
in the State aforesaid, DO HEREBY CERTIFY that Theodore J. Woitas, Jr.
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 20th day of DECEMBER 1996
Commission expires 09/01/97 1997
This instrument was prepared by T. J. WOITAS JR.
Name and address of Mortgages: SCOTT CARR 3701 ALGONQUIN ROAD ROLLING MEADOWS, IL. 60008
(NAME AND ADDRESS) (CITY) (STATE) (ZIP CODE)



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