

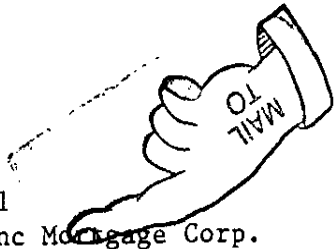
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2427/0143 26 001 Page 1 of 2
1998-10-20 15:30:52
Cook County Recorder 23.50



RELEASE DEED

Loan No. 109256941
Mail to: NationsBanc Mortgage Corp.
101 Main Street Ste. 400
Louisville, KY 40202
Name and Address of Preparer:
NationsBanc Mortgage Corporation
101 East Main Street, Suite 400
Louisville, KY 40202

Know All Men by These Presents, That Banker's Trust Company of California N.A. of the County of JEFFERSON and the State of KENTUCKY for and in consideration of one dollar, and for other good and valuable consideration,, the receipt whereof is hereby confessed, do hereby remise, convey, and quit claim unto Thomas Jenkins (Divorced) of the County of Cook and the State of Illinois all right, title, interest, claim, demand, whatsoever HE/SHE may have acquired in and through or by a certain and Mortgage bearing the date of the 1st day of February, A.D. 1973, and recorded in the Recorder's Office of Cook County, in the State of Illinois, as Book _____, Page _____, Document No. 22 207 050 to the premises therein described, situated in the County of Cook, State of Illinois, as follows to wit:

See Attached

Permanent Index Number(s) 1004152230
Property Address 10816 S. Wabash
Chicago, IL 60628

Witness my hand and seal this 9th day of September, 1998

Banker's Trust Company of California N.A.

By [Signature]
Kenneth J. Weleski, Sr. Vice President

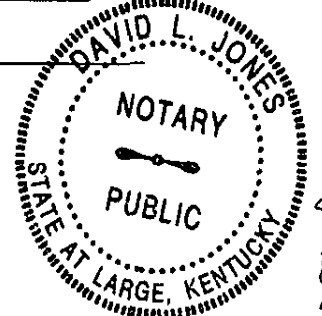
STATE OF KENTUCKY §
COUNTY OF JEFFERSON §

I, David L. Jones the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Kenneth J. Weleski personally known to me to be the same person-whose name subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that Kenneth J. Weleski signed, sealed and delivered the said instrument as his/her free and voluntary act, for the uses and purposes therein set forth, including the releaser and waiver of the right of homestead.

Given under my hand and notarial seal this 9th day of September, 1998.

[Signature]
Notary Public, State of Large Kentucky
David L. Jones

My commission expires: 09-15-2001



[Handwritten initials]

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MORTGAGE

22 207 050 39576

This form is used in connection with mortgages insured under the one-to-four-family provisions of the National Housing Act.

THIS INDENTURE, Made this 1st day of February, 1973 between

THOMAS JENKINS (DIVORCED)
MORTGAGE ASSOCIATES, INC., Mortgagee, and

a corporation organized and existing under the laws of THE STATE OF WISCONSIN
Mortgagee.

WITNESSETH: That whereas the Mortgagor is justly indebted to the Mortgagee, as is evidenced by a certain promissory note bearing even date herewith, in the principal sum of TWENTY TWO THOUSAND TWO HUNDRED AND NO/100 Dollars (\$ 22,200.00) payable with interest at the rate of SEVEN per centum (7 %) per annum on the unpaid balance until paid, and made payable to the order of the Mortgagee at its office in MILWAUKEE, WISCONSIN, or at such other place as the holder may designate in writing, and delivered; the said principal and interest being payable in monthly installments of ONE HUNDRED FIFTY-SIX AND 95/100 Dollars (\$ 156.95) on the first day of March, 1973, and a like sum on the first day of each and every month thereafter until the note is fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due and payable on the first day of February, 1998.

NOW, THEREFORE, the said Mortgagor, for the better securing of the payment of the said principal sum of money and interest, and the performance of the covenants and agreements herein contained, does by these presents MORTGAGE and WARRANT unto the Mortgagee, its successors or assigns, the following described Real Estate situate, lying, and being in the county of COOK and the State of Illinois, to wit:

THE EAST ONE HUNDRED SIXTY-TWO (162) FEET OF THE WEST THREE HUNDRED TWENTY-FOUR (324) FEET OF THE SOUTH HALF (1/2) OF LOT ONE (1) IN THE ASSESSOR'S DIVISION OF SIX (6) CHAINS NORTH AND ADJOINING THE SOUTH 22.50 CHAINS OF THE WEST HALF (1/2) OF THE WEST HALF (1/4) OF SECTION FIFTEEN (15), TOWNSHIP THIRTY-SEVEN (37) NORTH, RANGE FOURTEEN (14) EAST OF THE THIRD PRINCIPAL MERIDIAN EXCEPT THE EAST THIRTY-THREE (33) FEET THEREOF TAKEN FOR OPENING WABASH AVENUE.

700

TOGETHER with all and singular the tenements, hereditaments and appurtenances hereinto belonging, and the rents, issues, and profits thereof; and all apparatus and fixtures of every kind for the purpose of supplying or distributing heat, light, water, or power, and all plumbing and other fixtures in, or that may be placed in, any building now or hereafter standing on said land, and also all the estate, right, title, and interest of the said Mortgagor in and to said premises.

TO HAVE AND TO HOLD the above-described premises, with the appurtenances and fixtures, unto the said Mortgagee, its successors and assigns, forever, for the purposes and 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 said Mortgagor does hereby expressly release and waive.

AND SAID MORTGAGOR covenants and agrees:

To keep said premises in good repair, and not to do, or permit to be done, upon said premises, anything that may impair the value thereof, or of the security intended to be effected by virtue of this instrument; not to suffer any lien of mechanics men or material men to attach to said premises; to pay to the Mortgagee, as hereinafter provided, until said note is fully paid, (1) a sum sufficient to pay all taxes and assessments on said premises, or any tax or assessment that may be levied by authority of the State of Illinois, or of the county, town, village, or city in which the said land is situate, upon the Mortgagor on account of the ownership thereof; (2) a sum sufficient to keep all buildings that may at any time be on said premises, during the continuance of said indebtedness; insured for the benefit of the Mortgagee in such forms of insurance, and in such amounts, as may be required by the Mortgagee.

In case of the refusal or neglect of the Mortgagor to make such payments, or to satisfy any prior lien or incumbrance other than that for taxes or assessments on said premises, or to keep said premises in good repair, the Mortgagee may pay such taxes, assessments, and insurance premiums, when due, and may make such repairs to the property herein mortgaged as in its discretion it may deem necessary for the proper preservation thereof, and any moneys so paid or expended shall become so much additional indebtedness, secured by this mortgage, to be paid out of proceeds of the sale of the mortgaged premises, if not otherwise paid by the Mortgagor.

It is expressly provided, however (all other provisions of this mortgage to the contrary notwithstanding), that the Mortgagee shall not be required nor shall it have the right to pay, discharge, or remove any tax, assessment, or tax lien upon or against the premises described herein or any part thereof or the improvements situated thereon, so long as the Mortgagor shall, in good faith, contest the same or the validity thereof by appropriate legal proceedings brought in a court of competent jurisdiction, which shall operate to prevent the collection of the tax, assessment, or lien so contested and the sale or forfeiture of the said premises or any part thereof to satisfy the same.

4533 61-89-513 UNITE X
155-889

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