

UNOFFICIAL COPY

This Indenture Witnesseth, That the Grantor **Eddie B. Johnson and Willie Mae Johnson, his wife**

of the County of Cook, Illinois, have granted, sold, conveyed, released, quitclaimed, and otherwise disposed of unto the Grantee

LaSalle National Bank, a corporation organized under the laws of the State of Illinois, the sum of Ten and no/100 (\$10,000) Dollars, to have and to hold unto the Grantee, its heirs, assigns, and assigns forever, together with all interest thereon, to the Grantee, its heirs, assigns, and assigns forever, to be paid to the Grantee, its heirs, assigns, and assigns forever, on or before the 4th day of November, 1987.

112759 Cook

Lot 4 Block 18

In Second Roseland Heights Subdivision of East Two-thirds (2/3) of the Northwest Quarter (1/4) of Section 10, Town 37 North, Range 14, East of the Third Principal Meridian.

Property of Cook County Clerk's Office
Notarially attested and certified to be a true and correct copy of the original as the same appears from the records of the County of Cook, Illinois, on this 25th day of October, 1987.
Eddie B. Johnson
Willie Mae Johnson
112759

3669511

Notary Public: **Tami J. Reding, Two North LaSalle Street, Chicago, Illinois 60602**
My Comm. Expires: **9810 South Forest, Chicago, Illinois 60628**
My Commission No.: **25-10-125-022-0000**

To have and to hold unto the Grantee, its heirs, assigns, and assigns forever, together with all interest thereon, to the Grantee, its heirs, assigns, and assigns forever, to be paid to the Grantee, its heirs, assigns, and assigns forever, on or before the 4th day of November, 1987.

That the Grantee, its heirs, assigns, and assigns forever, shall pay unto the Grantor, his heirs, assigns, and assigns forever, the sum of Ten and no/100 (\$10,000) Dollars, to be paid to the Grantor, his heirs, assigns, and assigns forever, on or before the 4th day of November, 1987.

That the Grantee, its heirs, assigns, and assigns forever, shall pay unto the Grantor, his heirs, assigns, and assigns forever, the sum of Ten and no/100 (\$10,000) Dollars, to be paid to the Grantor, his heirs, assigns, and assigns forever, on or before the 4th day of November, 1987.

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That the Grantee, its heirs, assigns, and assigns forever, shall pay unto the Grantor, his heirs, assigns, and assigns forever, the sum of Ten and no/100 (\$10,000) Dollars, to be paid to the Grantor, his heirs, assigns, and assigns forever, on or before the 4th day of November, 1987.

Witness my hand and the seal of said County of Cook, Illinois, on this 4th day of November, 1987.

Eddie B. Johnson

Willie Mae Johnson

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957

Deed In Trust

Address: 1111111111

10310 South Forest

Chicago, Illinois 60628

LaSalle National Bank

LaSalle National Bank

Handwritten: 11/15/02
IN DUPLICATE

3669511

3669511

Age: 36
Address: 1111111111

1111111111

1111111111

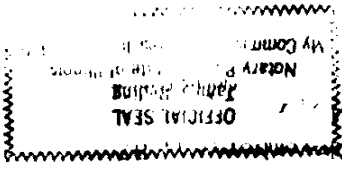
1111111111

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3669511

PROPERTY OF COOK COUNTY CLERK'S OFFICE



Given to my ...
they ... their ...
Hilite B. Johnson and Willie Mae Johnson, his wife

State of Illinois
County of Cook

Tammi J. Reding

Handwritten: 11/15/02
1111111111
1111111111

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PREPAYMENT/ASSUMPTION RIDER

The Rider dated the 23RD day of NOVEMBER , 1987 , amends the mortgage of even date by and between:

JAMES E. GRIFFIN, A BACHELOR

the Mortgagor, and RESIDENTIAL FINANCIAL CORP. , the Mortgagee,
as follows:

1. In Paragraph one on page 2, the sentence which reads as follows is deleted:

"that privilege is reserved to pay the debt in whole, or in an amount equal to one or more monthly payments on the principal that are next due on the note, on the first day of any month prior to maturity; Provided, however, that a written notice of intention to exercise such privilege is given at least thirty (30) days prior to prepayment."

2. Paragraph one on page 2, is amended by the addition of the following:

"Privilege is reserved to pay the debt, in whole or in part, on any installment due date."

3. A new provision has been added as follows:

The mortgagee shall, with the prior approval of the Federal Housing Commissioner, or his designee, declare all sums secured by this mortgage to be immediately due and payable if all or a part of the property is sold or otherwise transferred (other than by devise, descent or operation of law) by the mortgagor, pursuant to a contract of sale executed not later than 24 months after the date of execution of this mortgage or not later than 24 months after the date of a prior transfer of the property subject to this mortgage, to a purchaser whose credit has not been approved in accordance with the requirements of the Commissioner.

IN WITNESS WHEREOF,
JAMES E. GRIFFIN, A BACHELOR

has set his hand and seal the day and year first aforesaid.

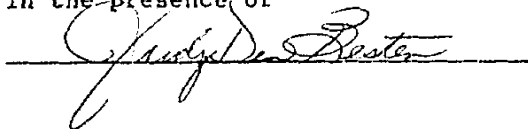

JAMES E. GRIFFIN (SEAL)

(SEAL)

(SEAL)

(SEAL)

Signed, sealed and delivered
in the presence of



3889507

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Property of Cook County Clerk's Office

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MORTGAGE

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: 23RD day of NOVEMBER, 19 87, between JAMES E. GRIFFIN, A BACHELOR

, Mortgagor, and RESIDENTIAL FINANCIAL CORP., a corporation organized and existing under the laws of NEW JERSEY 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 SEVENTY-FIVE THOUSAND, TWO HUNDRED FIFTY AND 00/100 Dollar (\$ 75,250.00)

TEN AND ONE-HALF payable with interest at the rate of 10.500 per centum (10.500 %) per annum on the unpaid balance until paid, and made payable to the order of the Mortgagee at its office in

1445 VALLEY ROAD, WAYNE, NEW JERSEY 07470 or at such place as the holder may designate in writing, and delivered; the said principal and interest being payable in monthly installments of SIX HUNDRED EIGHTY-EIGHT AND 34/100

Dollars (\$ 688.34) on the first day of JANUARY, 19 88, 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 DECEMBER 2017

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:

LOT 1353 IN WOODLAND HEIGHTS UNIT 3, BEING A SUBDIVISION IN SECTION 23, TOWNSHIP 41 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLE OF COOK COUNTY, ILLINOIS ON JULY 14, 1960 AS DOCUMENT NO. 1931799, IN COOK COUNTY, ILLINOIS.

TAX I.D.# 06-23-405-016
PROPERTY ADDRESS: 405 CEDARCREST DRIVE, STREAMWOOD, IL. 60107.

NOTE IDENTIFIED

3669507

"SEE ATTACHED ONE TIME MIP PAYMENT RIDER MADE A PART HEREOF."
"SEE ATTACHED PREPAYMENT/ASSUMPTION RIDER TO MORTGAGE MADE A PART HEREOF."
TOGETHER, with all and singular the tenements, hereditaments and appurtenances thereunto 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.

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