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MORTGAGE

To

TALMAN HOME

The Talman Home Federal Savings and Loan Association of Illinois
Main Office 3601 S. Kedzie Avenue Chicago, Illinois 60629 (312) 434-3322

THE ABOVE SPACE FOR RECORDER'S USE ONLY

Dated this 17 day of JANUARY A.D. 19 89 Loan No. 02-1038963-3

THIS INDENTURE WITNESSETH: That the undersigned mortgagor(s)

WILLIE SIMMONS AND MARGARET SIMMONS, MARRIED TO EACH OTHER, IN JOINT TENANCY

mortgage(s) and warrant(s) to THE TALMAN HOME FEDERAL SAVINGS AND LOAN ASSOCIATION OF ILLINOIS, successors or assigns, the following described real estate situated in the County of

Cook in the State of Illinois to-wit: 10238 S. Wentworth, Chicago

South 16.3 Feet of Lot 16, North 16.7 Feet of Lot 17 In Block 24, In Joseph B. Chandler's Subdivision of Blocks 5, 10, 19 and 24 The East 1/2 of Blocks 6, 9, and 20 and West 1/2 of Blocks 4, 11, and 18, Lots 1 and 4 in Block 23 and Lots 2 and 3 in Block 25 All in Fernwood A Resubdivision of the Southeast 1/4 of Section 9, Township 37 North, Range 14, East of the Third Principal Meridian, In Cook County, Illinois.

Parcel Number: 25-09-426-026

to secure the payment of a note, and the obligation therein contained, executed and delivered concurrently herewith by the mortgagor to the mortgagee, in the sum of

Eighteen Thousand Dollars & 00/100-----Dollars (\$ 18,000.00), and payable:

Two Hundred Sixty-Seven Dollars & 61/100-----Dollars (\$ 267.61), per month commencing on the 3 day of MARCH 19 89 until the note is fully paid, except that, if not sooner paid, the final payment shall be due and payable on the day of FEBRUARY 1999 and hereby release and waive all rights under and by virtue of the HOMESTEAD EXEMPTION LAWS of this State.

The holder of this mortgage in any action to foreclose it shall be entitled (without notice and without regard to the adequacy of any security for the debt) to the appointment of a receiver of the rents and profits of the said premises.

Upon the filing of any bill to foreclose this mortgage in any court having jurisdiction thereof, all expenses and disbursements paid or incurred on behalf of the complainant in connection with proceedings for the foreclosure, including reasonable attorney's fees, shall be an additional lien upon said premises and included in any decree that may be rendered in such foreclosure proceedings.

This mortgage shall be released upon payment to Mortgagee of the indebtedness secured hereby and payment of Mortgagee's reasonable fee for preparing the release.

IN WITNESS WHEREOF, we have hereunto set our hands and seals, the day and year first above written.

X Willie Simmons (SEAL) (SEAL)
Willie Simmons

X Margaret Simmons (SEAL) (SEAL)
Margaret Simmons
STATE OF ILLINOIS
COUNTY OF COOK J.S.S.

I, THE UNDERSIGNED, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that WILLIE SIMMONS AND MARGARET SIMMONS, MARRIED TO EACH OTHER IN JOINT TENANCY,

personally known to me to be the same persons whose names are subscribed to the foregoing Instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said Instrument as their 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 Notarial Seal, this 17 day of JANUARY, A.D. 19 89.

THIS INSTRUMENT WAS PREPARED BY
Paula Selvey

NAME
4901 West Irving Park Road
ADDRESS
Chicago, Il. 60641
FORM NO. 817 DTE 840605 Consumer Lending

"OFFICIAL SEAL"
Robert Bret Rusk
Notary Public, State of Illinois
My Commission Expires 8/14/90

Robert Bret Rusk
NOTARY PUBLIC

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10/1/19
K [Signature]

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89 JAN 19 AM 11:30
CAROLINE E. DE GRASH
REGISTERED CLERK OF TITLES

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Property of Cook County Clerk's Office

*William Home Frederick
5501 S. Karlov
Chicago, IL 60629*