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REGISTERED OF TORTS THIS
CAROL MOSELEY BRAUN
Meyers
IDENTIFIED
No.

CAROL MOSELEY BRAUN
REGISTERED OF TORTS THIS

30 MAR 11 11 55 AM '05

RESULT OF SEARCH:

INTENDED GRANTEEES OR ASSIGNEES:

3-14-90

4-28-87
775529

RESULT OF SEARCH:

MO3-866278

PATTYE R. CARRIERS
N/A/PATTYE R. TAYLOR

PRESENT PARTIES IN INTEREST:

DATE OF SEARCH:

3-14-90

STATUTORY FEDERAL TAX ILEN SEARCH

DOCUMENT NO.

1481367

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Property of Cook County Clerk's Office

2013-2014

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Not a Public Record, No. 001, 1981

and the Indebtedness in the same manner as with Mortgages other than Mortgages, done without notice to Mortgages with such successors or successors in interest will reference to this Mortgage of payment of all or part of the Indebtedness; and (9) If ownership of any part of the Property becomes vested in a person or persons or of the Note/Agreement, the lien of this Mortgage remaining in full force and effect during any postponement or extension of the time (10) consider any waiver or obligation under this Mortgage or the Note/Agreement as a waiver of the terms of this Mortgage Property without the prior written consent of Mortgages; the lien of this Mortgage and the Note/Agreement; (11) keep the mortgaged Property free from liens superior to the lien of this Mortgage, except as stated above, and pay when due, any indebtedness which may be secured by a lien or charge on the Property superior to the lien of this Mortgage; (12) not to sell or convey the Property or any part thereof, or to grant any lease, license, or other interest in the Property, or to permit the Property to be used for any unlawful purpose of the Property and maintain the Property in good condition and repair; (13) not commit or suffer any strip, waste, impairment or deterioration of all or any part payable to Mortgages as its interest may appear; (14) not commit or suffer any strip, waste, impairment or deterioration of all or any part continuously insured against fire and such other hazards in such amount and with such carrier as Mortgages shall approve, with loss received for such payments to Mortgages promptly upon demand; (15) keep the buildings and improvements situated on the Property hereof or at any time hereafter; (16) pay when due all taxes and assessments levied against the Property or any part thereof and to deliver (17) repay to Mortgages the Indebtedness secured by this Mortgage whether such sum shall have been paid or advanced at the date by any subsequent note/Agreement or under the terms of this Mortgage or any supplement thereto, Mortgages shall Mortgages or their successors in title, either under the terms of the Note/Agreement as originally executed or as modified and amended Mortgages or their successors in title, shall include all sums owed or agreed to be paid to Mortgages by security of this Mortgage, and it is expressly agreed that all such future advances shall be liens on the Property as of the date hereof, whether the entire amount shall have been advanced to Mortgages at the date hereof or at a later date. All such future advances made shall be liens and shall be secured by this Mortgage equally and to the same extent as the amount originally advanced on the It is the intention hereof to secure the payment of the total Indebtedness of Mortgages to Mortgages with this limited precatory herein advances that may be made for the protection of the security as herein contained.

Mortgages shall not at any time secure outstanding principal obligations for more than two hundred and twenty dollars (\$200,000.00) plus the payment of any subsequent Note/Agreement evidencing the same, in accordance with the terms thereof provided, however, that any additional advances made by Mortgages to Mortgages or their successors in title, prior to the cancellation of this Mortgage, and together with interest on unpaid balances of the Actual (Principal) Amount of Loan at the rate set forth in the Note/Agreement and, (2) together with interest on unpaid balances of the Actual (Principal) Amount of Loan at the rate set forth in the Note/Agreement.

in the Total of Payments of \$ 21705.48

Mortgages' promissory note or Loan Agreement (Note/Agreement) of even date herewith.

This Mortgage is given to secure: (1) The payment of a certain Indebtedness payable to the order of Mortgages, evidenced by Mortgages' promissory note or Loan Agreement (Note/Agreement) of even date herewith.

TO HAVE AND TO HOLD the Property unto Mortgages forever, for the uses and purposes herein set forth, free from all rights and benefits under the Homestead Exemption laws of the State of Illinois, which rights and benefits Mortgages do hereby release and waive.

That prior mortgage was recorded on January 3, 1969, in Cook County, Illinois in Book of Mortgages at page doc # 2429317

as mortgage, which prior mortgage secures payment of a promissory note in the principal amount of \$ 16,200.00 with the Registrar of Deeds of Cook County, Illinois on January 3, 1969, executed by Mortgages to Illinois State Bank of Chicago.

If this box is checked, this Mortgage is subject to a prior mortgage dated January 3, 1969, executed by Mortgages to Illinois State Bank of Chicago.

TOGETHER with all the buildings and improvements now or hereafter erected on the Property and all appurtenances, apparatus and fixtures and the rents, issues and profits of the Property of every name, nature and kind.

9670 S. Grandon, Chicago, Illinois 60617

Permanent Parcel No. 25-12-230-040

This document prepared by: Deborah J. Vonfeldt

9600 S. Cicero Ave Oak Lawn, IL 60453

3865278

Document Number 1196452.

Lot 5 in Block Four (4) in Merrionette Manor First Addition, being a Subdivision of part of the East Half (1/2) of the North East Quarter (1/4) of Section 12, North of the Third Principal Meridian, Township 37 North, Range 14, East of the Third Principal Meridian, according to plat thereof registered in the Office of the Registrar of Titles as Document Number 1196452.

Commonly known as: 9670 S. Grandon, Chicago, Illinois 60617

situate in the County of Cook, State of Illinois, hereafter referred to as the "Property", to-wit:

a Delaware corporation qualified to do business in Illinois, having an office and place of business at 9600 S. Cicero Ave Oak Lawn, Illinois, hereafter referred to as "Mortgages", the following real property

Beneficial Illinois Inc. d/b/a BENEFICIAL MORTGAGE CO. OF ILLINOIS, (The box checked above identifies the Mortgage)

hereafter referred to as "Mortgages", do hereby convey and warrant to

THIS INDENTURE WITNESSETH That the undersigned, Patcye R. Carrere, a/k/a Patcye R. Taylor, married to Lawrence I. Taylor

NOTE IDENTIFIED

MORTGAGE 3865278

MORTGAGE

1484367
IN DUPLICATE

Patcy R. Carriere a/k/a Patcy R. Taylor
Lawrence L. Taylor

9670 S. Cicero Ave

Chicago, IL, 60617

1990 MAR 09 10 40 AM
CAROL REIS

Beneficial Illinois Inc. BENEFICIAL MORTGAGE CO OF ILLINOIS
BENEFICIAL ILLINOIS INC.

9600 S. Cicero Ave

Del Larr, IL, 60433

Submitted by

Address 3866278

Delivered to

Address

Beneficial Custodian Trust

Deed to

Beneficial Illinois Inc. d/b/a BENEFICIAL MORTGAGE CO. OF ILLINOIS
BENEFICIAL ILLINOIS INC.

9600 S. Cicero Ave

Del Larr, IL, 60433

OFFICIAL SEAL
MAY 11 1993
NOTARY PUBLIC STATE OF ILLINOIS
MAY 11 1993

Notary Public
[Signature]

Given under my hand and Notarial Seal this 6th day of March 19 90

I, a Notary Public, in and for the county in the state aforesaid do hereby certify that Patcy R. Carriere a/k/a Patcy R. Taylor, married to Lawrence L. Taylor, personally known to me to be the same person as whose name were subscribed to the foregoing instrument appeared before me this day in person and acknowledged that they signed, owned free and voluntary act for the use and purposes therein set forth, including the release and waiver of the right of homestead.

ACKNOWLEDGMENT

STATE OF ILLINOIS)
COUNTY OF Cook)

[Signatures]
(Seal) (Seal) (Seal)

IN WITNESS WHEREOF Mortgagors have hereunto set their hands and seals this 6th day of March 19 90

If there be only one mortgagor, all plural words herein referring to Mortgagors shall be construed in the singular.
If Mortgagors voluntarily shall sell or convey the Property, in whole or in part, or any interest in that Property or by some act or means direct themselves of title to the Property without obtaining the written consent of Mortgagors, then Mortgagors, at its option, may declare the unpaid balance of the Property immediately due and payable. This option shall not apply if (1) the sale of the Property is permitted because the purchaser's creditworthiness is satisfactory to Mortgagors and (2) that purchaser, prior to the sale, has executed a written assumption agreement containing terms prescribed by Mortgagors including, if required, an increase in the rate of interest payable under the Note/Agreement.
If there be only one mortgagor, all plural words herein referring to Mortgagors shall be construed in the singular.
If Mortgagors hereinafter expressly covenant and agree to pay and keep current the monthly installments on any prior mortgage and to prevent any default thereunder, Mortgagors further agree that should any default be made in the payment of any installment of principal or any interest on the prior mortgage, or should any suit be commenced or other action taken to foreclose the prior mortgage, then the amount secured by this Mortgage shall become due and payable in full at any time thereafter, at the option of Mortgagors and in accordance with the Note/Agreement. Mortgagors, at its option, may pay the scheduled monthly installments on the prior mortgage and, to the extent of the amount so paid, become subrogated to the rights of the mortgage identified on the prior mortgage. All payments made on the prior mortgage by Mortgagors shall bear interest at the Rate of Charge until paid in full.
Upon the commencement of any foreclosure proceeding under this Mortgage, the court in which such suit is filed may at any time, either before or after sale and without notice to Mortgagors, appoint a receiver with power to manage, rent and collect the rents, issues and profits of the Property during the pendency of such foreclosure suit; and the statutory period of redemption, and such rents, issues and profits, when collected either before or after any foreclosure sale, may be applied toward the payment of the indebtedness or any deficiency decree, costs, taxes, insurance or other items necessary for the protection and preservation of the Property, including the expenses of such receivership. Upon foreclosure and sale of the Property, there shall first be paid out of the proceeds of such sale a reasonable sum for plaintiff's attorney's fees; all expenses of advertising, selling and conveying the Property; and all sums advanced for court costs, any taxes or assessments, title costs, master's fees and costs of procuring or completing an abstract of title, title guaranty policy or Torrens Certificate showing the complete title of the Property, including the foreclosure decree and Certificate of Sale. There shall not be paid the indebtedness secured hereby, and finally the surplus, if any, shall be returned to Mortgagors. The purchaser at the sale shall have no duty to see to the application of the purchase money.
If Mortgagors voluntarily shall sell or convey the Property, in whole or in part, or any interest in that Property or by some act or means direct themselves of title to the Property without obtaining the written consent of Mortgagors, then Mortgagors, at its option, may declare the unpaid balance of the Property immediately due and payable. This option shall not apply if (1) the sale of the Property is permitted because the purchaser's creditworthiness is satisfactory to Mortgagors and (2) that purchaser, prior to the sale, has executed a written assumption agreement containing terms prescribed by Mortgagors including, if required, an increase in the rate of interest payable under the Note/Agreement.
If there be only one mortgagor, all plural words herein referring to Mortgagors shall be construed in the singular.
IN WITNESS WHEREOF Mortgagors have hereunto set their hands and seals this 6th day of March 19 90