

# UNOFFICIAL COPY

## AGREEMENT FOR DEED IN LIEU OF FORECLOSURE

WHEREAS, JOHN H. HENDERSON and DOROTHY HENDERSON, his wife (hereinafter "Mortgagors") executed a Trust Deed and Installment Note in favor of the FIRST NATIONAL BANK OF BLUE ISLAND (hereinafter "Bank") copies of which are attached hereto as Exhibits "A" and "B";

WHEREAS, Bank has agreed to forebear from filing a Mortgage foreclosure proceeding if the mortgagors enter into this Agreement;

WHEREAS, both the Mortgagors and Bank wish to resolve the existing delinquency, in that the Note has been delinquent since August 8, 1990, by entering into this Agreement;

WHEREFORE the parties agree as follows:

1. Mortgagors agree to simultaneously execute a Warranty Deed in duplicate originals (copy attached hereto as Exhibit "C") to the real estate in said Trust Deed to Bank thereby conveying good title to Bank and thereby conveying all interests of Mortgagors to Bank;
2. Mortgagors agree to deliver possession (in good and clear condition) of all improvements located upon said real estate to Bank by May 28, 1991.
3. Bank hereby agrees that, upon the recording of said Warranty Deed conveying good title to said Bank, Mortgagors shall thereby be immediately released from all personal liability from said Trust Deed and Note.
4. This Agreement shall become fully effective and binding upon the recordation of said Warranty Deeds.

FIRST NATIONAL BANK OF BLUE ISLAND

BY

*[Signature]*  
Its Vice President

*[Signature]*  
JOHN H. HENDERSON

*[Signature]*  
DOROTHY HENDERSON

DATED: Aug 6, 1991

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WARRANTY DEED

Statutory (ILLINOIS)

3389304

(Individual to Corporation)

(The Above Space For Recorder's Use Only)

THE GRANTOR John H. Henderson and Dorothy Henderson, his wife  
of the Village of Crestwood County of Cook State of Illinois  
for and in consideration of Ten and 00/100 DOLLARS,  
CONVEY and WARRANT to First National Bank of Blue Island in hand paid,  
a corporation created and existing under and by virtue of the Laws of the State of Illinois  
having its principal office at the following address 13057 S. Western Avenue, Blue Island  
Cook the following described Real Estate situated in the County of  
Cook in the State of Illinois, to wit:

THE EAST 50 FEET (EXCEPT THE NORTH 1156 FEET) OF THE WEST 1/2 OF THE WEST 1/2  
OF THE NORTHWEST QUARTER OF THE NORTHEAST 1/4 OF SECTION 2, TOWNSHIP 36 NORTH,  
RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, EXCEPT FROM THE ABOVE DESCRIBED  
TRACT OF LAND THAT PART THEREOF WHICH LIES SOUTH OF A LINE 50 FEET NORTH OF AN  
PARALLEL TO THE CENTER LINE OF MIDLOTHIAN TURNPIKE, IN COOK COUNTY, ILLINOIS.

DEED IN LIEU OF FORECLOSURE

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of  
Illinois.

DATED this 12<sup>th</sup> day of July 19 91  
John H. Henderson (SEAL) Dorothy Henderson (SEAL)  
PLEASE PRINT OR TYPE NAME(S) BELOW  
John H. Henderson Dorothy Henderson  
SIGNATURE(S) (SEAL) (SEAL)

State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for  
said County, in the State aforesaid, DO HEREBY CERTIFY that

John H. Henderson and Dorothy Henderson, his wife,  
personally known to me to be the same person S whose name S  
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 official seal, this 12<sup>th</sup> day of July 19 91  
Commission expires 19 Schreiber, Mack and Postweiler NOTARY PUBLIC  
This instrument was prepared by 10600 W. 143rd Street, Orland Park, Illinois 60462  
(NAME AND ADDRESS)

MAIL TO: { Thomas L. Murphy (Name)  
10600 W. 143rd Street (Address)  
Orland Park, Illinois 60462 (City, State and Zip) }

ADDRESS OF PROPERTY:  
3516-20 W. 137th Street  
Robbins, Illinois 60472  
THE ABOVE ADDRESS IS FOR STATISTICAL PURPOSES  
ONLY AND IS NOT A PART OF THIS DEED.  
SEND SUBSEQUENT TAX BILLS TO:  
First National Bank of Blue Island (Name)  
13057 S. Western Avenue, (Address)  
Blue Island, IL 60406

3389304

COOK COUNTY  
CLERK'S OFFICE  
RECEIVED  
JUL 12 1991  
10001

DOCUMENT NUMBER

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WARRANTY DEED  
Individual to Corporation

TO

GEORGE E. COLE  
LEGAL FORMS

Property of Cook County Clerk's Office

2/13/94 38

3989304

3989304

Age of Grantee  
Address

Husband  
Wife  
Commission  
1992 AUG 20 PM 2:12  
CAROL MOSELEY-DAVIS  
REGISTRAR OF TITLES

ENTERPRISE LAND TITLE, LTD.  
9959 Roberts Road  
Palos Hills, IL 60465