o:S	TACT	AEX	(R) CAL	<u> </u>	SPALER	DATE	JANUL C	1, 2000 REALT	OR®
I/We		chase the property	known as 19	17 V.	DRAW	5, 6	1 CAGO	(State) Circle	:87
at approvimat	tely 2	5 X/77	fee	(Address)	improvements there	(City)  On.  le all heating.	electrical and of	(Zip)	
IXTURES A	ND PERSO	NAĽ PROPERT zr enumerate appl	x. Seller agrees to licable items)	uanster to Purc	haser by a Bill of Sa	1			
	na '	Washer Dryer		-	Central air conditi	tioner	Electronic gar: with	001022102	?6 ?
Refrigerato Oven/Rang Microwave	ge .	Sump pump	er (if not rental)	/-	Electronic air filte Central humidifier	r 1_	Fireplace screen Fireplace gas lo	g g	
Microwave Dishwashe	r	Wall to wall o	carpeting, if any	_	Ceiling fan Outdoor Shed	] =	Firewood Existing storms	& screens	
Garbage di	sposal	Built-in or att	tached shelving	ectors _	All planted vegeta	tion / -	Attached book of Radiator covers	cases and cabinets	
Window sh Security sy	nades, attache stem (if not l	d shutters, draper	ries & curtains, hard	male & other w	ow ucarments	-	COVETS		
ther items inc	cluded:								
ms excluded Purchase P	rice \$C	0,000-	o <u>e</u>	<u> </u>					
Initial carne	est money \$	100.	, in the form (		-9 #/ -10% of purchase pri	ce within		shall be held by days after acceptance	. L.
SELL greef. Said in	nitial earnest	money shall be	returned and this	contract shall	be void if not accept	ited by Seller	on or before	fall be deposited by	2 2
		Ca Chin -CII	line is with interest	navable to Duce	Purc	baser and Sell	ler shall execute all	documents necessary to	, ,
								documents necessary to	
The balance	ce_of_the_pt	urchase price_sha	all be paid at the	closing, plus	or minus proration:	s, as follows	(STRIKE THRO	UGH INAPPLICABLE	. 4
(a) Casl	h, Cashier's of	wisting Mortgage	Check or any comics (See Rider 7, if app	Manhie -				-	, (A
(c) Mo	ortgage Cont	ingency. This co	ontract is continge	nt upon Purch		S. or Illinois	avings and loan a	(date) a written ssociations or banks, for her annum, amortized	г 🔪
ommitment f	or a .xed rat	te mortgage, or ar the interes	n adjustable rate me st rate (or initial inte	ortgage permitte rest rate if an a	djustable rate mortga %. plu	is appraisal an	d credit réport fee,	if any. If said mortgage	e N
ver is a balloon		s, payable month	lly, loan fee not to e	xceed	vears Purchaser	is appraisal an shall pay for	private mortgage	insurance if required by	ÿ
nding institu	uon. If Pur :h	nas er does not obt	er has secured such	m, rurchaser sl commitment or	will purchase said or	oy the a operty without	t mortgage financir	eller is not so notified, it ng. If Seller is so notified shall have the option of	į 2
eller may, w	ithin an equa	al ium per of addi	itional days, secure mber of days. Said	a mortgage co	y be given by Seller	aser upon the or a third party	Purchaser shall fu	rnish all requested credit	
formation, s	ign customar	y doc noe its rela	ting to the applicat	on and securin	g of such commitme	ent, and pay o	me application fee rovided, this contra	as unected by Seller. It ict shall be null and void	i ⊘
d all earnest	t money shall	be returned to du	urchaser and Seller	shall not be liab	le for any sales commended as applicable	nission.	22,1111		Ó
itan I (d) Pur	chase Money	Note and Tar (	Deed or Installment (STRIVE	Agreement for	Deed. Purchaser sho	all pay \$and Trib	d) (Installment A =	eller is not so notified, it g. If Seller is so notified shall have the option of mish all requested credit as directed by Seller. If act shall be null and void  (which sum reement for Deed) in the	e W
cludes earne	at money) ar	Grance Jy	(STRIKE THROUG v ith interest at the	GH ONE): (Pur ne rate of		annum to be a	d) (installment Agi imertized over ent privilege withou	ut penalty. Payments into	₹ c
ars, payable crow for tox	monthly, the	final payment du ance shall also be	made menthly. If t	he parties canno	with unliment agree on the form	prepayme of said instrun d அவ்வ	nent, Chicago Tide	& Trust Company Note	° 🕏
d Trust Deed	d No. 7 shall ser shall det	ne used or the Ge	orge F. Cole Install or within for date	ment Agreemen of such request	and, Seller may car	., whichever r icel this agree	من رسا applicable. ment within three	& Trust Company Note for Seller requests a credit days after receiving said	d 💝
east-report 11	Sener Dente	ves said credit tep	orr is unsa israet ry	·	autad and daliparad	to Durchaser	a recordable Warra	nry Deed with release of	f
mestead rig	hts (or other	appropriate deed	if title is in trus, or	n an estate), o	Alticles of Agreeme	chi ioi such a	acca ii tilat portion	tot basparag	
pucable, sub ecial govern	oject only to imen <u>tal</u> taxes	or assessments f	or improvements no	ye complete	d; unconfirmed speci	al governmen	tal taxes or assessn	ments; general real estate	: 3
xes for the y	rear <b>22,000</b> state taxes are	and subseque	nt years and the mo General real estate to	xes be pro	orated at 40 %	and/o د سوم. of the most rec	ent ascertainable to	ing leases and tenancies, ments; general real estate presents that the 19 ax bill at closing. which expire later than	. 0
Seller rep	resents and	warrants that: (a	a) existing leases,	if ary, are to	be assigned to P	urchaser at c	losing, none of v	which expire later than ent monthly gross rental	ıl ⊶
come is \$_	VACE	7	, and said exist	4	90,0000 A	ns neovid- * *	n paraoranh 2/c) -	bove), provided title bar	s -
Closing or en shown to	escrow payo be good or	out shall be on or is accepted by Pui	rchaser, at the office	of Purchaser'	mo tgagee or at	CHICA	35 Litte	been closed commencing the first day	Ė
Seller agre	es to surrend	ter possession of s	said premises on or	before DA;	JF-CCOSU	per day for "	vided this sale has se and occupancy of	ommencing the first day	<del>~</del>
fter closing u	p to and inclu	uding the date pos	session is to be surr	endered or on a	mo. ** ly * asis, which	ever period is	shorter. Purchaser	shan terund any payment	" ົງ
lage for use a	апо оссиранс	y beyond the dan	e possession is suiti	macroa.			sum agual to 20%	of the nurchase price to	a -<
unrantee noc	CACCION ON O	r before the date s	set torin above, will	ch sum snan o	more more accept	rocceds or are	Jane on Castonia		
er day up to a be paid out	and including	nd the balance_if	any, to be turned of	ver to Seller an	d acceptance of pay	iem by Purc	haser shall not lim	it Purchaser's other legal	ıl (v
								arties agree that escrowed ader and do hereby agree , costs and expenses.  APPLICABLE	
indemnify of	and hold escr	owee harmless from	Om any and all clain	ns and demand	s, including the paym IAL REAL PROPER	TY DISCLOS	JRE REPORT, IF	APPLICABLE.	—Ġ
THIS COL	NTRACT IS	SUBJECT TO T	THE PROVISIONS	APPEARING	ON THE REVERSE	SIDE AND	THE FOLLOWIN	C DIDEDS ATTACHED	_
ERETO AN	D MADE A	2022201	100108					G KIDEKS AT TACTIES	٠٧,
U, L) LIAI 🔥	JENCY CON	PART HEREOF	F CONSENT: The	indersigned cor	firm that they have	previously cor	isen ec to <i>Geo</i>	nor life in	
onsent to 1 is	SENCY CON	NFIRMATION OF	F CONSENT: The t	indersigned cor	a Dual Agent in pro-	viding brokers	isen to to to the	G KIDEKS AT TACTIES	, ~
onsent to Lic	SENCY CON	as a Dual Agent	f CONSENT: The t (Lice in regard to the tran	indersigned cor	afirm that they have a Dual Agent in pro- to in this document.	viding brokers	isen to Greening is rvices on the	nor life in	, ~ × × ×
Seller(s) i	GENCY CON	as a Dual Agent	in regard to the tran	indersigned cornsee) acting as saction referred	a Dual Agent in pro-	viding brokers	nge services on the	ir behalf and specifically	ž ×57
Seller(s) i	GENCY CONcensee acting	as a Dual Agent in Purchase re named below st	in regard to the tran	indersigned cornsee) acting as saction referred	a Dual Agent in pro- l to in this document.	viding brokers	ents and/or a ye s	ir behalf and specifically	7 XXX
Seller(s) i	GENCY CONcensee acting	as a Dual Agent in Purchase re named below st	in regard to the tran	indersigned cornsee) acting as saction referred	a Dual Agent in pro- l to in this document.	viding brokers	ents and/or a ye s	ir behalf and specifically	7 XXX
Seller(s) i	GENCY CONcensee acting	as a Dual Agent in Purchase re named below st	in regard to the tran	indersigned cornsee) acting as saction referred	a Dual Agent in pro- l to in this document.	viding brokers	ents and/or a ye s	ir behalf and specifically	7 XXX
Seller(s) in The Roal I with Listing 2 It is agree ompensation annot be real eriod specificath parties to	censee acting initials Estate Broker in a d by and be and dates, ched by the be escrowee. II	Purchase	er(s) initials hall be compensated er(s) initials hall be compensated ervice in which the shere to that their rele to the parties. If arding the proposed thall become null at EOF WRITTEN NOTHER OF THE CONTENT NOTHER OF T	Lin accordance. Listing and Cocespective attorn within I modifications and void and all OTICE WITHIN	a Dual Agent in pro- l to in this document.  with their agreement perating Broker both leys may make modi- days after of their attorneys an monies paid by the F THE TIME SPECIE UN FULL-PORCE A	s with their cli in participate. ifications to the acceptance of d written notic turchaser shell #ED HEREIN	ients and/or a ye for the Contract other to the Contract, it have the thereof is given The refunded upon I, THIS PROVISIO	ir behalf and specifically  the formensation made  than ales price, broker  than ales price, bro	ASEM MAY
Seller(s) in The Real ly the Listing 2: It is agree 2: It is agree and the Listing and the Listing articles to the parties to AIVED BY	censee acting mitials Setate Broker Broker in a d by and be and dates; ched by the ied herein, th o escrowee. If	Purchase Pur	er(s) initials hall be compensated ervice in which the hereto that their relating the proposec that become null are of white the parties. Hereto the parties of the proposec that become null are of white the proposec that the proposec th	Lin accordance. Listing and Cocespective attorn within I modifications d void and all OTICE WITHIN CT SHALL BE	a Dual Agent in pro- to in this document.  with their agreement perating Broker both leys may make modi days after i of their attorneys an monies paid by the F ATHE TIME SPECIE LIN FULL FORCE A	s. with their cli in participate. ifications to the acceptance of d written notice the the their states and the their their states and their states are states and their states and their states are states are states and their states are states are states and their states are states are states are states and their states are states are states are states and their states are states are states are states and their states are states ar	ients and/or a y c s me Contract other t the Contract, it have the thereof is given the refunded upon I, THIS PROVISIO	ir behalf and specifically  or of compensation made  than ales price, broker  somes "vident agreemen  to e a party within the  join written direction on  SHALL BE DEEMEL	MASER MAY
Seller(s) is The Real.  The Real.	censee acting initials Estate Broker Broker in a stray and be ched by the i eid herein, ieid herein, 's object one of the control of the control 's obligation he property be	Purchase re-named below of multiple listing se- tween the parties naturally acceptable parties heseto reg- en this Contract's N THE ABSENCI ES HERETO, AN to purchase unde- by the Purchaser of indemnity Seller	er(s) initials hall be compensated er(s) initials hall be compensated ervice in which the shere to that their rele to the parties. If arding the proposed hall become null at BOF WRITTEN NOT THIS CONTRACT the Contract is supported by the contract is	Lin accordance. Listing and Coo espective attorn within I modifications d void and all OTICE WITHIN CT SHALL BE bject to the services will be serviced as a service attorn or start of the services of the services at the services are services.	a Dual Agent in pro- l to in this document.  with their agreement.  with their agreement.  perating Broker both legs may make modi days after:  days after:  for their attorneys an monies paid by the F THE TIME SPECIE IN FULL PORCE A  cotion (including any experies, within	s.with their cli participate. fifications to thacceptance of d written notic vurchaser. shell #ED HEREIN ND EFFECT v inspection f	ients and/or a ye for the Contract other to the Contract, it have the contract if the contract is given the result of the contract in the cont	ir behalf and specifically the half and specifically an ales price, broker to either party within the join, written direction on SHALL BE DEEMEL sects) and approval of the date of acceptance of this Purchaser or Purchaser.	CONASER MAY
Seller(s) is The Real.  The Real.	censee acting initials Estate Broker Broker in a stray and be ched by the i eid herein, ieid herein, 's object one of the control of the control 's obligation he property be	Purchase re-named below of multiple listing se- tween the parties naturally acceptable parties heseto reg- en this Contract's N THE ABSENCI ES HERETO, AN to purchase unde- by the Purchaser of indemnity Seller	er(s) initials hall be compensated er(s) initials hall be compensated ervice in which the shere to that their rele to the parties. If arding the proposed hall become null at BOF WRITTEN NOT THIS CONTRACT the Contract is superpressions.	Lin accordance. Listing and Coo espective attorn within I modifications d void and all OTICE WITHIN CT SHALL BE bject to the services will be serviced as a service attorn or start of the services of the services at the services are services.	a Dual Agent in pro- l to in this document.  with their agreement.  with their agreement.  perating Broker both legs may make modi days after:  days after:  for their attorneys an monies paid by the F THE TIME SPECIE IN FULL PORCE A  cotion (including any experies, within	s.with their cli participate. fifications to thacceptance of d written notic vurchaser. shell #ED HEREIN ND EFFECT v inspection f	ients and/or a ye for the Contract other to the Contract, it have the contract if the contract is given the result of the contract in the cont	ir behalf and specifically the half and specifically an ales price, broker to either party within the join, written direction on SHALL BE DEEMEL sects) and approval of the date of acceptance of this Purchaser or Purchaser.	CONASER MAY
Seller(s) is The Real.  The Real.	censee acting initials Estate Broker Broker in a stray and be ched by the i eid herein, ieid herein, 's object one of the control of the control 's obligation he property be	Purchase re-named below of multiple listing se- tween the parties naturally acceptable parties heseto reg- en this Contract's N THE ABSENCI ES HERETO, AN to purchase unde- by the Purchaser of indemnity Seller	er(s) initials hall be compensated er(s) initials hall be compensated ervice in which the shere to that their rele to the parties. If arding the proposed hall become null at BOF WRITTEN NOT THIS CONTRACT the Contract is superpressions.	Lin accordance. Listing and Coo espective attorn within I modifications d void and all OTICE WITHIN CT SHALL BE bject to the services will be serviced as a service attorn or start of the services of the services at the services are services.	a Dual Agent in pro- l to in this document.  with their agreement.  with their agreement.  perating Broker both legs may make modi days after:  days after:  for their attorneys an monies paid by the F THE TIME SPECIE IN FULL PORCE A  cotion (including any experies, within	s.with their cli participate. fifications to thacceptance of d written notic vurchaser. shell #ED HEREIN ND EFFECT v inspection f	ients and/or a ye for the Contract other to the Contract, it have the contract if the contract is given the result of the contract in the cont	ir behalf and specifically the half and specifically an ales price, broker to either party within the join, written direction on SHALL BE DEEMEL sects) and approval of the date of acceptance of this Purchaser or Purchaser.	CONASER MAY
Seller(s) is Seller(s) is The Real 17 the Listing 2: It is agreed to mpensation unnot be real reiod specifish parties to VAIVED BY 3. Purchaser ondition of the parties to	censee acting initials Estate Broker Broker in a stray and be ched by the i eid herein, ieid herein, 's object one of the control of the control 's obligation he property be	Purchase re-named below of multiple listing se- tween the parties naturally acceptable parties heseto reg- en this Contract's N THE ABSENCI ES HERETO, AN to purchase unde- by the Purchaser of indemnity Seller	er(s) initials hall be compensated er(s) initials hall be compensated ervice in which the shere to that their rele to the parties. If arding the proposed hall become null at BOF WRITTEN NOT THIS CONTRACT the Contract is superpressions.	Lin accordance. Listing and Coo espective attorn within I modifications d void and all OTICE WITHIN CT SHALL BE bject to the services will be serviced as a service attorn or start of the services of the services at the services are services.	with their agreement to in the in the in agreement.  with their agreement perating Broker both leys may make modify their attorneys and monies paid by the FITHE TIME SPECIAL IN FULL PORCE Agreement agreemen	s.with their cli participate. Ifications to thacceptance of durchaser. shall HED HEREIN VIND EFFECT. VIND EFFETT. VIND EFF	ne Contract other the Contract, it have the contract, it have the refunded upon the THIS PROVISIC or wood-boring insulation to the Sellegation to purchase parties to escrowee AIVED BY ALL P.	ir behalf and specifically  or of compensation made  than ales price, broker  somes "vident agreemen  to e a party within the  join written direction on  SHALL BE DEEMEL	CONASER MAY
Seller(s) in The Real In The Real In The Listing 2: It is agreed to the Listing 2: It is agreed to the International Internation	censee acting initials  State Broker g Broker in a and dates, ched by the in ed herein, ed herein 's obligation the property It chaser shall ning such insi thin the time and you'd and to ICE WITHAM R	Purchase re-named below of multiple listing se- tween the parties naturally acceptable parties heseto reg- en this Contract's N THE ABSENCI ES HERETO, AN to purchase unde- by the Purchaser of indemnity Seller	er(s) initials hall be compensated er(s) initials hall be compensated ervice in which the shere to that their rele to the parties. If arding the proposed hall become null at BOF WRITTEN NOT THIS CONTRACT the Contract is superpressions.	Lin accordance. Listing and Core espective attorn within I modifications d void and all OTICE WITHIN CT SHALL BE piect to Inc. within at the property is n, Seller's obli I be refunded u IN, THIS PRO	a Dual Agent in pro- le to in this document.  with their agreement.  days after of their attorneys an expense within a company and by the Foundation (including any expense within a company capense within a company capense within a company capen joint written directly suppon joint	s with their cli is participate. Incations to the acceptance of d written notic increases shell the acceptance of d written notic increases shell the acceptance of the acceptance of with the acceptance of the acceptance in notice, shall be used by the acceptance is other control both DEEMED W.	ients and/or a ye reme Contract other the Contract, it has the thereof is given the refunded upon I, THIS PROVISIO or wood-boring insulays from the ts or omissions of be given to the Sellegation to purchase parties to escrowee AIVED BY ALL P	ir behalf and specifically the second of the	Puchaser may
Seller(s) is Seller(s) in The Real In The In The Real In The In The Real In Th	initials  Setate Broker  Broker in a  Strong and be  and dates, ched by the cled herein, th  oescrowee. If  ALL PARTI  's obligation the property te  chaser shall ining such inst thin the time and vict and  COTICE WIF  RACTISHAL  R	Purchase re-named below of multiple listing setween the parties named below of multiple listing setween the parties named below of multiple listing setween the parties not the contract's N THE ABSENCI IES HERETO, AN to purchase unde by the Purchaser of indemnify Seller to prection. In the ever specified for app till monies paid by the THE TIME THE TIME	er(s) initials hall be compensated er(s) initials hall be compensated ervice in which the shere to that their rele to the parties. If arding the proposed hall become null at BOF WRITTEN NOT THIS CONTRACT the Contract is superpressions.	Lin accordance. Listing and Cocephology specific and Cocephology Listing and C	a Dual Agent in pro- to in this document.  with their agreement perating Broker both levs may make modi days after in days after in first attorneys an monies paid by the F THE TIME SPECI IN FULL PORCE A  ction (including any expense, within ge to the property ca not approved, written gation to sell and Pu pon joint written dire VISION SHALL BE  ADDRESS  O 17	s.with their cli participate. Ifications to thacceptance of durchaser. shall HED HEREIN VIND EFFECT. VIND EFFETT. VIND EFF	ients and/or a ye reme Contract other the Contract, it has the thereof is given the refunded upon I, THIS PROVISIO or wood-boring insulays from the ts or omissions of be given to the Sellegation to purchase parties to escrowee AIVED BY ALL P	ir behalf and specifically the behalf and specifically an ales price, broker's ames wident agreement to einer party within the join, written direction on SHALL BE DEEMEL sects) and approval of the date of acceptance of this Purchaser or Purchaser'er or Seller's agent by the under this Contract shall in THE ABSENCE OF ARTIES HERETO, AND	Puchaser may
Seller(s) is Seller(s) in The Real In The In The Real In The In The Real In Th	initials  Setate Broker  Broker in a  Strong and be  and dates, ched by the cled herein, th  oescrowee. If  ALL PARTI  's obligation the property te  chaser shall ining such inst thin the time and vict and  COTICE WIF  RACTISHAL  R	Purchase re-named below of multiple listing setween the parties named below of multiple listing setween the parties named below of multiple listing setween the parties not the contract's N THE ABSENCI IES HERETO, AN to purchase unde by the Purchaser of indemnify Seller to prection. In the ever specified for app till monies paid by the THE TIME THE TIME	er(s) initials hall be compensated er(s) initials hall be compensated ervice in which the shere to that their rele to the parties. If arding the proposed hall become null at BOF WRITTEN NOT THIS CONTRACT the Contract is superpressions.	Lin accordance. Listing and Cocephology specific and Cocephology Listing and C	a Dual Agent in pro- l to in this document.  with their agreement operating Broker both eys may make modi days after; of their attorneys an monies paid by the F NTHE TIME SPECUE TIME SPECUE THE TIME SPECUE THE TIME SPECUE Of (including any expense, within ge to the property ca not approved, writter gation to sell and Pu pon joint written dire VISION SHALL BE	s with their cli is participate. Incations to the acceptance of d written notic increases shell the acceptance of d written notic increases shell the acceptance of the acceptance of with the acceptance of the acceptance in notice, shall be used by the acceptance is other control both DEEMED W.	tents and/or a ye reme Contract other the Contract, it have thereof is given the refunded upon I, THIS PROVISIO or wood-boring insulays from the cas or omissions of given to the Sell gatton to purchase parties to escrowed	ir behalf and specifically the behalf and approval of the date of acceptance of the Purchaser or Seller's agent by the under this Contract shall in THE ABSENCE OF ARTIES HERETO, AND ARTIES HERETO, AND Calp Code	Cook Puccesser from Sen may
Seller(s) i Seller(s) i The Listing The Listing Out is agree Outpensation unnot be rea eriod specifi oth parties te /AIVED BY 3. Purchaser ondition of t ontract. Pur urchaser wit ecome null ar /RITTEN N HISTONEL URCHASEI  URCHASEI  Print Name	censee acting initials Estate Broker Broker in a St by and be a and dates ched by the chaser shall ing such ins thin the time color of the c	Purchase re-named below of multiple listing setween the parties re-tween	er(s) initials hall be compensated er(s) initials hall be compensated ervice in which the shereto that their r let to the parties. If arding the proposed shall become null as BOF WRITTEN N ND THIS CONTRA er the Contract is sull or Purchaser's agent from and against ar effit the condition of oroval, and thereup to the Purchaser sha SPECIFIED HERE ORCE AND EFFE	Lin accordance Listing and Core spective attorn I modifications I modifications I modifications I modifications I modifications I within CT SHALL BE piect to Inc. and Inc. and Inc. and I be refundaser's I loss of dama the property is Inc. Seller's obli I be refunded u IN. THIS PRO	a Dual Agent in pro- to in this document.  with their agreement perating Broker both levs may make modi days after in days after in first attorneys an monies paid by the F THE TIME SPECI IN FULL PORCE A  ction (including any expense, within ge to the property ca not approved, written gation to sell and Pu pon joint written dire VISION SHALL BE  ADDRESS  O 17	s with their cli is participate. Incations to the acceptance of d written notic increases shell the acceptance of d written notic increases shell the acceptance of the acceptance of with the acceptance of the acceptance in notice, shall be used by the acceptance is other control both DEEMED W.	tents and/or a ye reme Contract other the Contract, it have thereof is given the refunded upon I, THIS PROVISIO or wood-boring insulays from the cas or omissions of given to the Sell gatton to purchase parties to escrowed	ir behalf and specifically the second of the	- Cook County (Cook County)   Ducces 850   Cook County
Seller(s) i Seller	censee acting initials  State Broker g Broker in a to by and be a and dates, ched by the ined herein, ied herein, for Jall by ALL PART  's obligation the property a thaser shall ning such inst thin the time and yold mil	Purchase re-named below of multiple listing se triveen the parties multiple listing se triveen the parties mutually acceptable parties bester reg- en this Contract so N THE ABSENCI IES HERETO, AN to purchase unde- by the Purchaser o indemnify Seller i pection. In the ever specified for app all monies paid b ANN THE TIME AND THE TIME THE TIME THE TIME TRACT BY SELI	er(s) initials hall be compensated er(s) initials hall be compensated ervice in which the since to that their relet to the parties. If arding the proposed hall become null at BOF WRISTEN NOT THIS CONTRACT THE CONTRACT HE C	Lin accordance. Listing and Coo espective attorn within I modifications d void and all OTICE WITHIN CT SHALL BE bject to the many at Purchaser's y loss or dama the property is n, Seller's soll ib be refunded u IN, THIS PRO CT	a Dual Agent in pro- l to in this document.  with their agreement perating Broker both leys may make modi days after: of their attorneys an monies paid by the F N THE TIME SPECIE IN FULL PORCE A Solion (including any expense, within get to the property gation to sell and Pu ppon joint written dire VISION SHALL BE  ADDRESS  ADDRESS  (City)	s with their cli is participate. fifications to the acceptance of d written notic furchaser, shell ARD HEREIN NND EFFECT v inspection f used by the ac it notice, shall be rechaser's ofth bection of both DEEMED W.	ients and/or a ye to the Contract other to the Contract, it have the Contract, it have the Contract, it have the Contract of t	ir behalf and specifically behalf and specifically an ales price, broker to end of the specifically and all of the specifically and all of the specifical specifical and approval of the s	*Atunbo your   Pinchasen   Pinchasen   Pinchasen   Mary
Seller(s) is The Real In the Listing Seller (s) is The Real In the Listing Seller (s) is agreed the Seller (s) is agreed to the Seller (s) is	censee acting initials Estate Broker Broker in a St by and be a and dates ched by the chaser shall ing such ins thin the time color of the c	Purchase re-named below of multiple listing setween the parties re-the parties multiple listing setween the parties mutually acceptable parties hereto reg- en this Contract's N THE ABSENCI IES HERETO, AN to purchase unde- y the Purchaser of indemnify Seller pection. In the ever- specified for app ll monies paid by the THE TIME THE TIM	er(s) initials hall be compensated er(s) initials hall be compensated ervice in which the since to that their relet to the parties. If arding the proposed hall become null at BOF WRISTEN NOT THIS CONTRACT THE CONTRACT HE C	Lin accordance. Listing and Coo espective attorn within I modifications d void and all OTICE WITHIN CT SHALL BE bject to the many at Purchaser's y loss or dama the property is n, Seller's soll ib be refunded u IN, THIS PRO CT	a Dual Agent in pro- le to in this document.  with their agreement of the in this document.  It is greatly agreement of the in this document.  It is greatly agreement of the in this document.  It is greatly agreement of the in this contract and agreement.	s. with their cli i participate. ifications to thacceptance of d thacceptance of d thacceptance of d the thacceptance of d the thacceptance of d thacceptance of d thacceptanc	ients and/or a ye for the Contract other to the Contract, it here there is given the refunded upon to the refunded upon to the refunded upon to the set of or missions of the given to the Selle sation to purchase parties to escrowee AIVED BY ALL P.  (State)	ir behalf and specifically behalf and specifically the second of the sec	FOURTH PARTY PARTY OF THE WAY
Seller(s) in The Real In The I	censee acting initials  State Broker Broker in a dr by and be and dates, ched by the index services to ALL PARTI 's obligation the property the chaser shall chas	Purchase re-named below of multiple listing se triween the parties mutually acceptable parties hesclo reg- en this Contract so N THE ABSENCI IES HERETO, AN to purchase under by the Purchaser o indemnify Seller i pection. In the ever specified for app II monies paid b AIN THE TIME I BE IN FULL F  TRACT BY SELI	er(s) initials hall be compensated er(s) initials hall be compensated ervice in which the sherted that their rele to the parties. If arding the proposed that their role to the parties. If arding the proposed that their role to the parties. If arding the proposed that their role to the parties. If arding the proposed that their role to the parties is agent the Contract is suffer the Contract is suffer the condition of rowal, and thereup to the purchaser sha SPECIFIED HERE ORCE AND EFFE	Lin accordance. Listing and Coo espective attorn within I modifications d void and all OTICE WITHIN CT SHALL BE bject to the many at Purchaser's y loss or dama the property is n, Seller's soll ib be refunded u IN, THIS PRO CT	a Dual Agent in pro- l to in this document.  with their agreement perating Broker both leys may make modi days after: of their attorneys an monies paid by the F N THE TIME SPECIE IN FULL PORCE A Solion (including any expense, within get to the property gation to sell and Pu ppon joint written dire VISION SHALL BE  ADDRESS  ADDRESS  (City)	s. with their cli i participate. ifications to thacceptance of d thacceptance of d thacceptance of d the thacceptance of d the thacceptance of d thacceptance of d thacceptanc	ients and/or a ye to the Contract other to the Contract, it have the Contract, it have the Contract, it have the Contract of t	ir behalf and specifically behalf and specifically the second of the sec	Look County Reco
Seller(s) in The Real In The I	censee acting initials  State Broker Broker in a dr by and be and dates, ched by the index services to ALL PARTI 's obligation the property the chaser shall chas	Purchase re-named below of multiple listing setween the parties re-the parties multiple listing setween the parties mutually acceptable parties hereto reg- en this Contract's N THE ABSENCI IES HERETO, AN to purchase unde- y the Purchaser of indemnify Seller pection. In the ever- specified for app ll monies paid by the THE TIME THE TIM	er(s) initials hall be compensated er(s) initials hall become null as the proposed hall become null as EOF WRISTEN No. HOT THIS CONTRACT the CONTRACT HE	Lin accordance. Listing and Coo- sepective attorn within I modifications d void and all OTICE WITHIN CT SHALL BE bject to ID may at Purchaser's y loss or dama the property is no, Seller's obli II be refunded u IN, THIS PRO CT	a Dual Agent in pro- le to in this document.  with their agreement operating Broker both eys may make modi days after a continuous and their attorneys and their attor	s. with their cli i participate. ifications to thacceptance of d thacceptance of d thacceptance of d the thacceptance of d the thacceptance of d thacceptance of d thacceptanc	ients and/or a ye for the Contract other to the Contract, it here there is given the refunded upon to the refunded upon to the refunded upon to the set of or missions of the given to the Selle sation to purchase parties to escrowee AIVED BY ALL P.  (State)	ir behalf and specifically behalf and specifically the second of the sec	-02001-03-   PURCHASER   Feculty Seco
Seller(s) i  The Real I  The Listing  The Li	censee acting initials  State Broker Broker in a dr by and be and dates, ched by the index services to ALL PARTI 's obligation the property the chaser shall chas	Purchase re-named below of multiple listing se triween the parties mutually acceptable parties hesclo reg- en this Contract so N THE ABSENCI IES HERETO, AN to purchase under by the Purchaser o indemnify Seller i pection. In the ever specified for app II monies paid b AIN THE TIME I BE IN FULL F  TRACT BY SELI	er(s) initials hall be compensated er(s) initials hall become null as the proposed hall become null as EOF WRISTEN No. HOT THIS CONTRACT the CONTRACT HE	Lin accordance. Listing and Coo- sepective attorn within I modifications d void and all OTICE WITHIN CT SHALL BE bject to ID may at Purchaser's y loss or dama, the property is no, Seller's obli II be refunded u IN, THIS PRO CT	a Dual Agent in pro- le to in this document.  with their agreement of the in this document.  It is greatly agreement of the in this document.  It is greatly agreement of the in this document.  It is greatly agreement of the in this contract and agreement.	s. with their cli i participate. ifications to thacceptance of d thacceptance of d thacceptance of d the thacceptance of d the thacceptance of d thacceptance of d thacceptanc	ients and/or a ye for the Contract other to the Contract, it here there is given the refunded upon to the refunded upon to the refunded upon to the set of or missions of the given to the Selle sation to purchase parties to escrowee AIVED BY ALL P.  (State)	ir behalf and specifically behalf and specifically the second of the sec	Look Chunty Recorder   Cook Chunty Recorder
Seller(s) i  The Real I  The Listing  The Li	censee acting initials State Broker Broker in a dry and be and dates, ched by the ded services. If ALL PARTI 's obligation the property the chaser shall chaser s	Purchase re named below of multiple listing se tween the parties mutually acceptable parties fresco reg- en this Contract so N THE ABSENCI IES HERETO, AM to purchase under by the Purchaser of indemnify Seller i pection. In the ever specified for app II monies paid b AIN THE TIME INTELLE  TRACT BY SELI	consent: The Consent in regard to the transcer(s) initials half be compensated ervice in which the sherted that their role to the parties. If arding the proposed that their role to the parties. If arding the proposed that their role to the parties. If arding the proposed that their role to the parties. If arding the proposed that the contract is subject to the condition of rowal, and thereup by the Purchaser's agent from and against at the condition of rowal, and thereup by the Purchaser sha SPECIFIED HERE ORCE AND EFFE	Lin accordance. Listing and Cocephology  Listi	a Dual Agent in pro- le to in this document.  with their agreement perating Broker both leys may make modi days after of their attorneys an monies paid by the F N THE TIME SPECIE IN FULL PORCE A Ction (including any expense, within get to the property ca not approved, writter gation to sell and Pu upon joint written dire VISION SHALL BE ADDRESS  (City)  this contract and agr  ADDRESS  (City)  ADDRESS  (City)  ADDRESS	s with their cli participate. In participate the common terms to t	ne Contract other the Contract, it here thereof is given the refunded upon the transfer of the Contract, it here thereof is given the refunded upon the refunded upon the transfer of the consistent of the contract of the co	ir behalf and specifically ir behalf and specifically the specifically an ales price, broker to early a vident agreement to early a vident agreement of the specific point within the direction of the specific point within direction of the specific point within the specific point within the specific point within the purchaser or Purchaser er or Seller's agent by the under this Contract shall. IN THE ABSENCE OF ARTIES HERETO, AND ARTIES HERETO, AND Cap Code)	Look County Recorder (Cook County Recorder
Seller(s) i  The Real I  The Real I  The Listing I  The Real	censee acting initials State Broker Broker in a state by and be and dates, ched by the decrowee. If ALL PARTI 's obligation the property life chaser shall ning such inst thin the time and void and the property life the construction to be constructed the construction the property life and void and the construction the property life the construction the property life the construction the property life the construction the constru	Purchase re named below of multiple listing se tween the parties mutually acceptable parties fresco reg- en this Contract so N THE ABSENCI IES HERETO, AM to purchase under by the Purchaser of indemnify Seller i pection. In the ever specified for app II monies paid b AIN THE TIME INTELLE  TRACT BY SELI	cr(s) initials hall be compensated er(s) initials hall be compensated er(s) initials hall be compensated ervice in which the shereto that their ride to the parties. If arding the proposed hall become null at EOF WRISTEN NOND THIS CONTRACT the Contract is supported by the Purchaser's agent from and against arent the condition of oroval, and thereupony the Purchaser sha SPECIFIED HERE CRCE AND EFFERE AND E	Lin accordance. Listing and Saction referred saction referred comparison of the comp	a Dual Agent in pro- l to in this document.  with their agreement perating Broker both eys may make modi days after: of their attorneys an monies paid by the F THE TIME SPECIE IN FULL PORCE A Section (including any expense within ge to the property anot approved, writter gapton joint written dire VISION SHALL BE  ADDRESS  (City)  this contract and agr  ADDRESS  (City)  ADDRESS  (City)  (City)  (City)	s with their cli participate. incations to the acceptance of dwritten notic through HEREIN ND EFFECT vinspection f used by the ac notice shall be rehaser's oth betting the company to the	ients and/or a ye is the Contract other the Contract other the Contract, it have the contract, it have the Contract, it have the Contract, it have the Contract of the Contrac	ir behalf and specifically ir behalf and specifically the specifically an ales price, broker the specifically the specifically an ales price, broker to element of the specifical specifica	人士M ル38とのフンパム /2001-03-21 10:4
Seller(s) is The Real I the Listing 2-lit is agreed to the Listing and the Listing and Listing 2-lit is agreed to the Listing and Listing 2-lit is agreed to the Listing 2-lit is agreed to Listin	censee acting initials Estate Broker Broker in a stray and be and dates, ched by the initial action of second in a control of the initial action of the property by the chaser shall ining such insign	Purchase re named below of multiple listing setween the parties setween the parties multiple listing setween the parties multiple listing setween the contract setween the parties N THE ABSENCI IES HERETO, AN to purchase unde by the Purchaser of indemnify Seller of precision. In the ever specified for app III monies paid by IN THE TIME THE IN THAT THE TIME THE	er(s) initials hall be compensated er(s) initials hall be compensated ervice in which the since to that their relet to the parties. If arding the proposed shall become null at BOF WRISTEN NOT THIS CONTRACT THE CONTRACT HIS CONTRACT THE CONTRACT HIS CONTRACT THE CONTRACT HIS CONTRACT THE CONTRACT HIS CON	Lin accordance. Listing and Coo- sepective attorn within I modifications d void and all OTICE WITHIN CT SHALL BE bject to the many at Purchaser's in, Seller's obligation in be refunded u IN, THIS PRO CT  LIN THIS PRO CT  CT  CT  LIN THIS PRO CT	a Dual Agent in pro- l to in this document.  with their agreement perating Broker both leys may make modi days after: of their attorneys an monies paid by the F THE TIME SPECIE IN FULL PORCE A Section (including any expense within get to the property gation to sell and Pu ppon joint written dire VISION SHALL BE  ADDRESS  ADDRESS  (City)  this contract and agr  ADDRESS  (City)  Address  (City)	s with their cli participate. fifcations to the tacceptance of dwritten notic further shall be the same of the tacceptance of the tacceptance of dwritten notic further shall be the same of the tacceptance of tacceptance of the tacceptance of	ients and/or a ye to the Contract other to the Contract, it has the contract other to the Contract, it has the theoretic fixen of the refunded upon I, THIS PROVISION or wood-boring insection to the sation to purchase parties to escrowee AIVED BY ALL P.  (State).  (State).  (State).	ir behalf and specifically ir behalf and specifically an ales price, broker and a provident agreement of a party within the join, written direction on N SHALL BE DEEMEL sects) and approval of the date of acceptance of this Purchaser or Purchaser or Purchaser or Purchaser or Purchaser in Schall Benefit (Zip Code)  (Zip Code)  (Zip Code)  (Zip Code)	インハ ル38でのフンパム /2001-03-21 10:49 / (Look, County Recorder     47, 47, 47, 47, 47, 47, 47, 47, 47, 47,
Seller(s) in The Real In The In The Real I	censee acting initials Estate Broker Broker in a stray and be and dates, ched by the initial action of second in a control of the initial action of the property by the chaser shall ining such insign	Purchase re named below of multiple listing se tween the parties multiple section reg- en this Contract s N THE ABSENCI IES HERETO, AN to purchase unde by the Purchaser o indemnify Seller i pection. In the eve specified for app fill monies paid by the THE TIME THE TI	consent: The Consent in regard to the transcer(s) initials half be compensated ervice in which the sherted that their role to the parties. If arding the proposed that their role to the parties. If arding the proposed that their role to the parties. If arding the proposed that their role to the parties. If arding the proposed that the contract is subject to the condition of rowal, and thereup by the Purchaser's agent from and against at the condition of rowal, and thereup by the Purchaser sha SPECIFIED HERE ORCE AND EFFE	Lin accordance. Listing and Cocespective attorn within Imodifications divoid and all DTC WITHIN TO HITCH WITHIN TO HIT WITHIN THE HIT WITHIN TO HIT WITH	a Dual Agent in pro- l to in this document.  with their agreement perating Broker both eys may make modi days after: of their attorneys an monies paid by the F THE TIME SPECIE IN FULL PORCE A Section (including any expense within ge to the property anot approved, writter gapton joint written dire VISION SHALL BE  ADDRESS  (City)  this contract and agr  ADDRESS  (City)  ADDRESS  (City)  (City)  (City)	s with their clipser in participate. In participate in fications to fications for the first participate in first pa	ients and/or a ye is the Contract other the Contract, it has the contract in he contract, it has the contract in the contract, it has the contract of given to the Self of the contract of the	ir behalf and specifically the	人士M ル38とのフンパム /2001-03-21 10:4

- 1. Rent, interest on existing more tage, if any, vater taxe, and other items, shall be projected to date of closing. If property herein is improved, but last available tax bill is on vacant land, partie the storage to represent a less whan sill on improved property is available. Security deposits, if any, shall be paid to Purchaser at closing.
  - 2. The provisions of the Uniform Vendor and Purchaser Risk Act of the State of Illinois shall be applicable to this Contract.
- 3. At least five days prior to closing date, Seller shall deliver to Purchaser or his agent evidence of merchantable title in the intended grantor: (a) by exhibiting owner's duplicate Certificate of Title or a certified copy thereof, subject to no other exceptions than those listed on the reverse side hereof, and a currently dated Special Tax Report issued by the Registrar of Titles, (if applicable) and (b) by delivering a Commitment For Title Insurance of a title insurance company bearing date on or subsequent to the date of the acceptance of this Contract, in the amount of the purchase price subject to no other exceptions than those listed on the reverse side hereof and to general exceptions contained in said commitment. Delay in delivery by Seller of Commitment for Title Insurance due to delay by Purchaser's mortgagee in recording mortgage and bringing down title shall not be a default of this Contract. Every Certificate of Title or Commitment For Title Insurance furnished by Seller hereunder shall be conclusive evidence of title as therein shown. If evidence of title discloses other exceptions, Seller shall have thirty days from Seller's receipt of evidence of title to cure such exceptions and notify Purchaser accordingly, and as to those exceptions which may be removed at closing by payment of money, Seller may have same removed at closing by using the proceeds of sale in payment thereof.

4. All notices herein required shall be in writing and shall be served on the parties at the addresses following their signatures. The mailing of a notice by registered of certified mail, return receipt requested, shall be sufficient service when the notice is mailed. Notices may also be served by personal delivery or commercial delivery service, by mail-o-gram, telegram, or by the use of a facsimile machine with proof of transmission and a copy of the notice with proof of transmission being sent by regular mail on the date of transmission.

- 5. In the event of default by Purchaser, the earnest money, less the expenses and commission of the listing broker, shall be paid to the Seller. If Seller defaults, the earnest money, at the option of Purchaser, shall be refunded to Purchaser, but such refunding shall not release Seller from the obligation of this Contract. In the event of any default, Escrowee shall give written notice to Seller and Purchaser indicating Escrowee's intended disposition of the earnest money and request the Seller's and Purchaser's written consent to the Escrowee's intended disposition of the earnest money within thirty (30) days after the date of mailing of the Notice. However Seller and Purchaser hereby acknowledge that if Escrowee is a licensed real estate broker, Escrowee may not distribute the earnest money without the joint written direction of the Seller and Purchaser or their authorized agent. If Escrowee is not a licensed real estate broker, Seller and Purchaser hereby agree that if neither party object, in writing, to the proposed disposition of the earnest money within thirty (30) days after the date of mailing of said notice that Escrowee shall proceed to do one of the earnest money as previously indicated by the Escrowee. If either Seller or Buyer objects to the intended disposition within the aforementioned thirty (30) day period, or in the event Escrowee is a licensed real estate broker and does not receive the joint written direction of the Seller and Purchaser authorizing the distribution of the earnest money, then the parties hereto agree that the Escrowee may deposit the earnest money with the Clerk of the Circuit Court by the filing of an action in the nature of an Interpleader. The parties agree that Escrowee may be reimbursed from the earnest money for all costs, including reasonable attorney's fee s, related to the filing of the Interpleader and do hereby agree to indemnify and hold Escrowee harmless from any and all claims and demands, including the payme at of reasonable attorney's fees, costs and expense
- 6. Seller represents and war and that the heating, plumbing, electrical, central cooling, ventilating systems, appliances and fixtures on the premises are in working order and will be so at the time of closing, and that the roof is free of leaks and will be so at the time of closing. Purchaser shall have the right to inspect the premises during the 48-hour period i am tiately prior to closing to verify that such are in working order and that the property is in substantially the same condition, normal wear and tear excepted, a so the date of this Contract.
- 7. If this property is new construct in, then Purchaser and Seller agree to comply with all insulation disclosure requirements as provided by the Federal Trade Commission, and Rider 13 is hereby attached.
- 8. Seller warrants that no notice from any c y, village, or other governmental authority of a dwelling code violation which currently exists in the aforesaid premises has been issued and received by S aler or his agent. If a notice is received between date of acceptance of the Contract and the date of closing, Seller shall promptly notify Purchaser of such notice.
- 9. If the subject property is located in the City of Chicago, Seller and Purchaser agree that Seller and Purchaser shall comply with provisions of Chapter 193.2 of the Chicago Municipal Code concerning Heating Cor. Disclosure for the subject property.
- 10. At the request of Seller or Purchaser evidenced by acree in writing to the other party at any time prior to the date of delivery of deed hereunder, this sale shall be closed through an escrow with a title insurance company. In accordance with the general provisions of the usual form of deed, and Money Escrow Agreement then furnished and in use by said company, with such special provisions inserted in the escrow agreement as may be required to conform with this contract. Upon the creation of such an escrow, anything herein to the contrary notwithstanding, payment of purchase price and delivery of deed shall be made through the escrow and this contract and the earnest money shall be depointed in the escrow and the Broker shall be made a party to the escrow with regard to commission due. The cost of the escrow shall be divided equally between Park and Seller.
- \_\_\_\_\_11. Prior to closing, Seller shall-furnish a survey by a licensed land st rve yor dated not more than six (6) months prior to date of closing hereof showing the present location of all improvements. If Purchaser or Purchaser's mortgagee de are a more recent or extensive survey, same shall be obtained at Purchaser's expense.
- 12. Seller agrees to furnish to Purchaser an affidavit of title subject only to the sellern set forth herein, and an ALTA form if required by Purchaser's mortgagee, or the Title Insurance Company for extended coverage.
  - 13. Right is reserved by either party to insert correct legal description at any time without notice, when same is available.
  - 14. Seller shall have the right to pay off any existing mortgage(s) out of the proceeds of this sale.
- 15. Purchaser may place a mortgage on this property and apply proceeds of such mort, age to the purchase price. In the event this transaction does not close Purchaser agrees to promptly cause release of same.
- 16. Purchaser and Seller hereby agree to make all disclosures and do all things necessary to on ply with the applicable provisions of the Real Estate Settlement Procedures Act of 1974, as amended, and the Illinois Responsible Property Transfer Act of 1988 as mended.
- 17. Seller shall pay the amount of any stamp tax imposed by the state and county on the transfer of the ard shall furnish a completed declaration signed by the Seller or Seller's agent in the form required by the state and county, and shall furnish any declaration signed by Seller or Seller's agent or meet other requirements as established by any local ordinance with regard to a transfer or transaction tax. Such tax required by local ordinance shall be paid by designated party in said ordinance.
  - 18. Seller shall remove from premises by date of possession all debris and Seller's personal property not cor veyer by Bill of Sale to Purchaser.
  - 19. Seller agrees to surrender possession of the real estate in the same condition as it is at the date of this con trac, Adinary wear and tear excepted.
  - 20. Time is of the essence of this contract.
  - 21. Wherever appropriate, the singular includes the plural and masculine includes the feminine or neuter.
  - 22. In the event the property is in a flood plain and flood insurance is required by Purchaser's lender, Purchaser shall ay for same.

(MAIL JOS GEORGE HALDES

2540 AN. BURLING

CHICAGO, 12

60614

