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0313535271

Eugene "Gene" Moore Fee: \$28.00
Cook County Recorder of Deeds
Date: 05/15/2003 12:18 PM Pg: 1 of 3

TRUST DEED AND NOTE

(ILLINOIS)

PT. 3634 2022

THIS INDENTURE WITNESSETH, That the undersigned as grantors, of

ADDISON

County of DUPAGE and State of ILLINOIS

for and in consideration of the sum of One Dollar and other good and valuable considerations, in hand paid, convey and warrant to JAMES H. ANDRLE, VICE PRESIDENT OF FIRST SECURITY TRUST AND SAVINGS BANK

of ELMWOOD PARK, County of

COOK and State of ILLINOIS

as trustee, the following described Real Estate, with all improvements thereon, situated in the County of COOK in the State of Illinois,

Above Space For Recorders Use Only

RECORDER TITLE

to-wit: ***SEE ATTACHED RIDER

30

hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Illinois.

Permanent Real Estate Index Number(s): 06-28-302-085-1011

Address(es) of Real Estate: 1913 GOLF VIEW DR., BARTLETT, IL 60103

GRANTORS AGREE to pay all taxes and assessments upon said property when due, to keep the buildings thereon insured to their full insurable value, to pay all prior incumbrances and the interest thereon and to keep the property tenantable and in good repair and free of liens. In the event of failure of grantors to comply with any of the above covenants, then grantee is authorized to attend to the same and pay the bills therefor, which shall, with 7.25% interest thereon, become due immediately, without demand. On default in any payments hereunder, grantee may declare the whole indebtedness due and proceed accordingly.

AS FURTHER SECURITY grantors hereby assign, transfer and set over to grantee all the rents, issues and profits of said premises, from and after this date, and authorize him to sue for, collect and receipt for the same, to serve all necessary notices and demands, to bring forcible detainer proceedings to recover possession thereof, to rent the said premises as he may deem proper and to apply the money so arising to the payment of this indebtedness, or to any advancements made as aforesaid, and it shall not be the duty of grantee to inquire into the validity of any such taxes, assessments, liens, incumbrances, interests or advancements.

In trust, nevertheless, for the purpose of securing performance of the following obligation, to-wit: \$ 100,400.00 APRIL 3, 20 03

ON DEMAND----- after date for value received I (we) promise to pay to the order of FIRST SECURITY TRUST AND SAVINGS BANK----- the sum of ONE HUNDRED THOUSAND FOUR HUNDRED AND 00/100-----Dollars

at the office of the legal holder of this instrument with interest at 7.25 per cent per annum after date hereof until paid, payable at said office, as follows: ONE HUNDRED NINETEEN (119) MONTHLY PAYMENTS OF \$684.91, BEGINNING ON MAY 3, 2003 AND ONE (1) FINAL BALLOON PAYMENT DUE ON APRIL 3, 2013.

And to secure the payment of said amount I (we) hereby authorize, irrevocably any attorney of any court of record in any County or State in the United States to appear for us in such court, in term time or vacation, at any time after maturity hereof, and confess a judgment without process in favor of the holder of this instrument for such amount as may appear to be unpaid thereon, together with costs, and reasonable attorneys fees, and to waive and release all errors which may intervene in any such proceedings, and to consent to immediate execution upon such judgment, hereby ratifying and confirming all that my (our) said attorney may do by virtue hereof.

BOX 333-CIF

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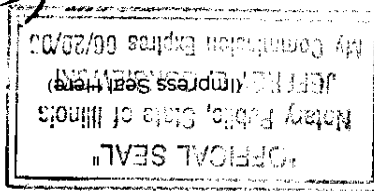
Box _____

Trust Deed and Note

TO _____

Property of Cook County Clerk's Office

MAIL TO:
FIRST SECURITY TRUST & SAVINGS BANK
7315 WEST GRAND AVENUE
ELMWOOD PARK, ILLINOIS 60707



Commission Expires 6-28-2003

[Signature]
Notary Public

Given under my hand and official seal this 3RD day of APRIL, 2003

personally known to me to be the same person whose name _____ IS subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that _____ signed, sealed and delivered the said instrument as HIS free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

I, JEFFREY L. GONSKI, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that PIOTR SOJA

COUNTY OF COOK SS.

STATE OF ILLINOIS

(NAME AND ADDRESS) 7315 W. GRAND AVE. ELMWOOD PARK, IL 60707

TAMMY L. CIMINO FOR FIRST SECURITY TRUST AND SAVINGS BANK This instrument was prepared by

PLEASE PRINT OR TYPE NAME(S) BELOW SIGNATURE(S)

X *[Signature]* PIOTR SOJA (SEAL)

Witness our hands and seals this 3RD day of APRIL, 2003

If any provision of this indenture shall be prohibited by or invalid under applicable law, such provision shall be ineffective to the extent of such prohibition or invalidity, without invalidating or affecting the remainder of such provision or the remaining provisions of this indenture.

party entitled thereto on receiving his reasonable charges. when all the aforesaid covenants and agreements are performed the trustee, or his successor in trust, shall release the premises to the person who shall then be the acting Recorder of Deeds of said County is hereby appointed to be second successor in this trust. And the person who shall then be the first successor in this trust; and if for any like cause first successor fails or refuses to act, County, or of his resignation, refusal or failure to act, then

IN THE EVENT of the trustee's death, inability, or removal from said COOK ASST. V.P. AND AS SUCCESSOR TRUSTEE GEORGE H. ENGER,

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LEGAL DESCRIPTION

UNIT NUMBER 2-A IN BUILDING C IN MANOR HOMES OF VILLA OLIVIA, A SUBDIVISION AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 4 AND THAT PART OF LOT 13 IN VILLA OLIVIA UNIT 1, BEING A SUBDIVISION OF PART OF THE SOUTHWEST 1/4 OF SECTION 28 AND THE SOUTHEAST 1/4 OF SECTION 29, TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, TAKEN AS A TRACT AND DESCRIBED AS FOLLOWS:

BEGINNING AT THE POINT OF INTERSECTION OF THE WEST LINE OF LOT 3 IN SAID VILLA OLIVIA UNIT 1, EXTENDED NORTH, WITH SOUTH LINE OF GOLF VIEW DRIVE, AS SHOWN ON VILLA OLIVIA AFORESAID; THENCE SOUTH 2 DEGREES 36 MINUTES 31 SECONDS EAST ALONG THE WEST LINE OF SAID LOT 3 AND ITS NORTHERLY AND SOUTHERLY EXENSIONS THEREOF, 195.81 FEET TO ITS POINT OF INTERSECTION WITH THE SOUTH LINE OF LOT 13 (BEING ALSO THE NORTH LINE OF SPAULDING ROAD); THENCE SOUTH 87 DEGREES 23 MINUTES 29 SECONDS WEST 335.0 FEET ALONG THE SOUTH LINE OF LOT 13 AFORESAID; THENCE NORTHWESTERLY 39.27 FEET ALONG THE EASTERLY LINE OF SAID GOLF VIEW DRIVE BEING THE ARC OF A CIRCLE, HAVING A RADIUS OF 25.00 FEET, TANGENT TO THE LAST DESCRIBED COURSE, CONVEX TO THE SOUTHWEST AND WHOSE CHORD BEARS NORTH 47 DEGREES 36 MINUTES 31 SECONDS WEST, 35.36 FEET; THENCE NORTH 2 DEGREES 36 MINUTES 31 SECONDS WEST TANGENT TO THE LAST DESCRIBED COURSE, ALONG SAID EASTERLY LINE OF GOLF VIEW DRIVE 95.81 FEET; THENCE NORTHEASTERLY 117.81 FEET ALONG THE SOUTHERLY LINE OF SAID GOLF VIEW DRIVE, BEING THE ARC OF A CIRCLE, HAVING A RADIUS OF 75.00 FEET, TANGENT TO THE LAST DESCRIBED COURSE, CONVEX TO THE NORTHWEST AND WHOSE CHORD BEARS NORTH 42 DEGREES 23 MINUTES 29 SECONDS EAST 106.07 FEET; THENCE NORTH 87 DEGREES 23 MINUTES 29 SECONDS EAST, TANGENT TO THE LAST DESCRIBED COURSE, ALONG THE AFORESAID SOUTHERLY LINE OF GOLF VIEW DRIVE, 285.00 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 85230547, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

P.I.N. #06-28-302-085-1011

COMMONLY KNOWN AS: 1913 GOLF VIEW DR., BARTLETT, IL 60103