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DEED OF TRUST

First Bank of Meadowview  
Meadowview Center  
Parkview, IL 60901

Document No.

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THIS INDENTURE WITNESSETH, That the Grantors  
SAMMON S. GOLDBERG AND JUDY GOLDBERG, husband and wife,  
each in his and her own right, and as spouse of the other,

THIS SPACE FOR USE OF RECORDER

COOK

of the County of Cook, in the state of Illinois,

in consideration of the sum of Fifty-five Thousand and 00/100 Dollars  
in hand paid to and Warrant to FIRST BANK OF MEADOWVIEW as Trustee  
of the County of Cook, in the State of Illinois, the following described real estate, to-wit:

EXHIBIT "A"

24577803

Unit No. 405-D as delineated on the survey of the following described parcel of real estate (hereinafter referred to as "Parcel"): Lots One (1), Three (3), Four (4), Five (5), Six (6), and Seven (7), both inclusive, in La Salceda Subdivision, being a subdivision of the North Half (1/2) of Section Twenty-one (21) Township Forty-two (42) North, Range Twelve (12) East of the Third Principal Meridian, in Cook County, Illinois; which survey is attached to Declaration of Condominium Ownership and Covenants, Restrictions, Covenants and By-Laws for La Salceda Condominium Association made by American National Bank and Trust Company of Chicago, a National Banking Association, as Trustee under Trust Agreement dated February 1, 1978 and known as Trust No. 42208, recorded in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 24538413; together with an undivided .5808% interest in the Parcel (excepting from the Parcel all the property and spaces comprising all of the units thereof as defined and set forth in said Declaration and Survey).

Mortgagor also hereby grants to Mortgagee, its successors and assigns, as rights and easements appurtenant to the above-described real estate, the rights and easements for the benefit of said property set forth in the aforementioned Declaration.

This Mortgage is subject to all rights, easements, restrictions, conditions, covenants and reservations contained in said Declaration the same as though the provisions of said Declaration were recited and stipulated at length herein.

HACKETT 1/2 487-27-2 61-46-5215 (2)

Cook County Clerk's Office

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Property of Cook County

BANK OF ... following descri ...

See Exhibit "A" attached

Cook

situated in the County of Kankakee, in the State of Illinois, and all appurtenances belonging thereto, together with all of the rents, issues and profits arising therefrom, hereby releasing and waiving all right under and by virtue of the Homestead Exemption Laws of the State of Illinois, in trust, nevertheless, for the following purposes:

Whereas, the said SALMON S. GOLDBERG AND JUDY GOLDBERG have justly indebted upon their promissory note, bearing even date herewith, payable to the order of themselves and by them endorsed and delivered for the principal sum of Fifty-five Thousand and 00/100 (\$55,000.00) Dollars payable as follows: Fifty-five Thousand and 00/100 (\$55,000.00) Dollars due on Demand, with interest from date hereof until paid, at the rate of Ten (10.0%) percent per annum. Both principal and interest payable at the First Bank of Meadowview, Kankakee, Illinois.

Now, if default be made in the payment of said promissory note . . . or the interest thereon, or any part thereof, according to the terms of said note, or in case of waste, nonpayment of taxes, special taxes or assessments or insurance premiums or assessments on said premises, then in such case, the whole of said principal sum and interest secured by said note . . . shall thereupon, at the option of the legal holder or holders, become immediately due and payable and this Trust Deed may then be foreclosed and out of the proceeds of any foreclosure sale there shall be paid first, the cost of said suit, including reasonable solicitor's fees and all monies advanced for abstracts of title, title searches and examinations, guarantee title policies and similar data and assurances with respect to title, photostats, master files and reporting expense, insurance, taxes, special assessments or other liens with interest thereon at Seven per cent per annum, then to pay the principal of said note with interest, rendering the overplus, if any to the Grantor or his - their assignee.

Upon the filing of any bill to foreclose this Trust Deed, the Court may, on application, without notice to the Grantor . . . or . . . subsequent grantees, and without bond being required of the applicant, appoint a Receiver to collect rents, issues and profits during the pendency of said suit and until redemption period has expired and apply the same under the direction of said Court to the extinguishment of taxes, special taxes or assessments, solicitor's fees, debt, interest, cost and expenses incurred in said foreclosure suit.

The Grantor agree to keep the buildings on said premises insured for their full insurable value against loss or damage by fire, lightning, windstorms, cyclones and tornadoes and that the policies shall be assigned to grantee for the benefit of the holder of said note.

When the obligations of Grantor under this Trust Deed are fully paid and discharged, the grantee shall recover said premises to Grantor upon receiving his reasonable charges therefor. And in case of the death, resignation, removal from said County of Kankakee, or inability to act, of said Grantee, then the Recorder of Deeds of said County is hereby appointed successor in trust with the same power and authority as is hereby vested in said grantee.

It is also agreed that the Grantor . . . shall pay all costs and attorney's fees incurred by the grantee, or the holder of said note, in any suit in which either of them may be plaintiff or defendant by reason of being a party to this Trust Deed or a holder of said note.

Witness the Hand and Seal of said Grantor, this 25th day of July, A. D. 1978. SALMON S. GOLDBERG (SEAL) JUDY GOLDBERG (SEAL)

STATE OF ILLINOIS } ss. Kankakee, County.

I, the undersigned, a Notary Public in and for said County in the State aforesaid do hereby certify that SALMON S. GOLDBERG AND JUDY GOLDBERG personally known to me to be the same persons whose names 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 25th day of July, A. D. 19 78



THIS INSTRUMENT PREPARED BY: First Bank of Meadowview Kankakee, Illinois 60901 101 Meadowview Center

BOX 533

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COOK COUNTY, ILLINOIS  
FILED FOR RECORD

AUG 10 12 30 AM '78

*Sidney R. Wilson*  
RECORDER OF DEEDS

\*24577803



Property of Cook County Clerk's Office

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