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TRUST DEED

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16-20(PI)

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THIS IS A JUNIOR MORTGAGE TRUST DEED

THE ABOVE SPACE FOR RECORDERS USE ONLY

THIS INDENTURE, Made July 30 1980, between Wheeling Trust & Savings Bank National Banking Association, not personally but as Trustee under the provisions of a Deed or Deeds in trust duly recorded and delivered to said Bank in pursuance of a Trust Agreement dated February 29, 1980 and known as trust number 80-147, herein referred to as "First Party," and Chicago Title & Trust Company

an Illinois corporation herein referred to as TRUSTEE, witnesseth: THAT, WHEREAS First Party has concurrently herewith executed an instalment note bearing even date herewith in the Principal Sum of Three Hundred Thousand (\$300,000.00)

made payable to BEARER Dollars, and delivered, in and by which said Note the First Party promises to pay out of that portion of the trust estate subject to said Trust Agreement and hereinafter specifically described, the said principal sum and interest from March 12, 1980

on the balance of principal remaining from time to time unpaid at the rate of Six (6) per cent per annum HEREBY ESTABLISHED as follows:

Interest only payable semi-annually Dollars on the 12th day of September 19 80 and

Dollars on the 12th day of each March, 1981 thereafter until said note is fully paid except that the final payment of principal and interest, if not sooner paid, shall be due on the 12th day of September 19 81 All such payments on account of the indebtedness evidenced by said note to be first applied to interest on the unpaid principal balance and the remainder to principal; provided that the principal of each instalment unless paid when due shall bear interest at the rate of ten per cent per annum, and all of said principal and interest being made payable at such banking house or trust company in Chicago Illinois, as the holders of the note may, from time to time, in writing at point, and in absence of such instructions at the office of

NOW, THEREFORE, First Party to secure the payment of the said principal sum of money and said interest in accordance with the terms, provisions and limitations of the last note and also in consideration of the sum of One Dollar in hand paid, the receipt whereof is hereby acknowledged, does by these presents grant, remise, release, assign and convey unto the Trustee, its successors and assigns, the following described Real Estate situate, lying and being in the COUNTY OF COOK AND STATE OF ILLINOIS, to wit: SEE RIDER ATTACHED

THAT PART OF THE SOUTH HALF OF SECTION 8, TOWNSHIP 41 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: THAT PART OF THE EAST HALF OF THE SOUTH WEST QUARTER OF SAID SECTION 8, AFORESAID, DESCRIBED AS FOLLOWS: BEGINNING AT THE INTERSECTION OF THE EAST LINE OF SAID SOUTH WEST QUARTER AND THE NORTH LINE OF THE RIGHT OF WAY OF GOLF ROAD, SAID POINT BEING 10.0 FEET NORTH OF THE SOUTH QUARTER CORNER OF SAID

SECTION 8; THENCE WESTERLY ALONG SAID NORTH LINE OF SAID RIGHT OF WAY, 737.20 FEET TO A POINT 595.0 FEET EASTERLY OF THE WEST LINE OF SAID EAST HALF OF THE SOUTH WEST QUARTER (AS MEASURED ALONG THE NORTH LINE OF SAID RIGHT OF WAY); THENCE NORTH PARALLEL WITH THE WEST LINE OF SAID EAST HALF OF THE SOUTH WEST QUARTER, 1700.0 FEET; THENCE EASTERLY PARALLEL WITH THE SAID NORTH LINE OF GOLF ROAD, 743.71 FEET TO THE EAST LINE OF SAID SOUTH WEST QUARTER; THENCE SOUTH ON SAID EAST LINE 1700.0 FEET TO THE PLACE OF BEGINNING;

ALSO 25544457 THAT PART OF THE EAST HALF OF THE SOUTH WEST QUARTER OF SAID SECTION 8, AFORESAID DESCRIBED AS FOLLOWS: COMMENCING AT A POINT IN THE EAST LINE OF SAID SOUTH WEST QUARTER, 1700.0 FEET NORTH OF THE INTERSECTION OF SAID EAST LINE WITH THE NORTH LINE OF THE RIGHT OF WAY OF GOLF ROAD, SAID POINT BEING 1710.0 FEET NORTH OF THE SOUTH QUARTER CORNER OF SAID SECTION 8; THENCE WESTERLY ON A LINE PARALLEL WITH THE NORTH LINE OF THE RIGHT OF WAY OF GOLF ROAD, 743.71 FEET TO AN INTERSECTION WITH A LINE 595.0 FEET EAST OF THE WEST LINE OF THE EAST HALF OF SAID SOUTH WEST QUARTER; SAID 595 FEET BEING MEASURED ON A LINE PARALLEL TO THE NORTH LINE OF GOLF ROAD; THENCE NORTH ON SAID LINE PARALLEL TO THE WEST LINE OF THE EAST HALF OF SAID SOUTH WEST QUARTER, 260.0 FEET TO THE CENTER OF CREEK; THENCE SOUTH EASTERLY ON A LINE FORMING ANGLE OF 78 DEGREES, 34 MINUTES FROM SOUTH TO EAST WITH SAID LINE PARALLEL TO THE WEST LINE OF THE EAST HALF OF THE SOUTH WEST QUARTER 185.0 FEET; THENCE SOUTH EASTERLY ON A LINE FORMING AN ANGLE OF 08 DEGREES, 00 MINUTES TO THE LEFT WITH A PROLONGATION OF THE LAST DESCRIBED LINE, 100.0 FEET; THENCE EASTERLY ON A LINE FORMING AN ANGLE OF 17 DEGREES, 37 MINUTES TO THE LEFT WITH A PROLONGATION OF THE LAST DESCRIBED LINE, 105.0 FEET; THENCE EASTERLY ON A LINE FORMING AN ANGLE OF 02 DEGREES, 52 MINUTES TO THE RIGHT WITH A PROLONGATION OF THE LAST DESCRIBED LINE, 100.0 FEET; THENCE EASTERLY ON A LINE PARALLEL WITH THE NORTH LINE OF GOLF ROAD, 200.0 FEET; THENCE SOUTH EASTERLY 66.35 FEET TO POINT ON THE EAST LINE OF SAID SOUTH WEST QUARTER; 233.0 FEET NORTH OF THE PLACE OF BEGINNING; THENCE SOUTH ON THE EAST LINE OF SAID SOUTH WEST QUARTER, 233.0 FEET TO THE PLACE OF BEGINNING.

ALSO THAT PART OF THE SOUTH EAST QUARTER OF SAID SECTION 8, AFORESAID, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT 10.0 FEET NORTH OF THE SOUTH QUARTER CORNER OF SAID SECTION 8 AND RUNNING THENCE NORTH ALONG THE NORTH AND SOUTH QUARTER SECTION LINE OF SAID SECTION, 1961.72 FEET; THENCE SOUTH 67 DEGREES, 46 MINUTES, 30 SECONDS EAST 328.0 FEET; THENCE SOUTH 32 DEGREES 47 MINUTES, 30 SECONDS EAST, 444.0 FEET; THENCE SOUTH ALONG A LINE 544.0 FEET EAST (MEASURED AT RIGHT ANGLES TO THE WEST LINE OF SAID SOUTH EAST QUARTER) AND PARALLEL TO SAID NORTH AND SOUTH QUARTER SECTION LINE, 389.0 FEET; THENCE SOUTH 25 DEGREES, 07 MINUTES, 10 SECONDS WEST, 1186.73 FEET

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THENCE WESTERLY ALONG THE NORTH LINE OF THE RIGHT OF WAY OF GOLF ROAD, 39.68 FEET TO THE PLACE OF BEGINNING. ALL TAKEN AS A TRACT AND LYING NORTHERLY OF THE NORTH EASTERLY LINE OF THE FEE TITLE CONVEYED TO THE ILLINOIS STATE TOLL HIGHWAY COMMISSION WARRANTY DEED, DOCUMENT 16919215, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTH QUARTER CORNER OF SAID SECTION 8, AFORESAID; THENCE NORTHERLY ALONG THE NORTH-SOUTH QUARTER SECTION LINE, A DISTANCE OF 337.0 FEET TO A POINT OF BEGINNING; THENCE TURNING AN ANGLE LEFT OF 57 DEGREES, 34 MINUTES FROM SAID NORTH-SOUTH QUARTER LINE EXTENDED AND RUNNING NORTH WESTERLY 376.40 FEET TO A POINT; THENCE CONTINUING NORTH WESTERLY ON A CURVE TO THE LEFT HAVING A RADIUS OF 11334.16 FEET, A DISTANCE OF 478.80 FEET TO A POINT; THENCE TURNING AN ANGLE RIGHT OF 59 DEGREES, 34 MINUTES FROM A LINE TANGENT TO THE AFORESAID CURVE AT THIS POINT AND RUNNING NORTHERLY, 226.60 FEET TO A POINT; THENCE TURNING AN ANGLE OF 119 DEGREES, 44 MINUTES RIGHT FROM THE LAST DESCRIBED LINE EXTENDED TO A LINE TANGENT TO A CURVE TO THE RIGHT AT A POINT; SAID CURVE HAVING A RADIUS OF 1524.16 FEET AND RUNNING SOUTH EASTERLY ALONG SAID CURVE, A DISTANCE OF 633.20 FEET TO A POINT; THENCE CONTINUING SOUTH EASTERLY ON THE TANGENT TO THE AFORESAID CURVE, A DISTANCE OF 518.80 FEET TO A POINT; THENCE TURNING AN ANGLE RIGHT OF 82 DEGREES, 43 MINUTES FROM THE LAST DESCRIBED LINE EXTENDED AND RUNNING SOUTH WESTERLY 252.0 FEET TO A POINT; THENCE TURNING AN ANGLE RIGHT OF 97 DEGREES, 17 MINUTES FROM THE LAST DESCRIBED LINE EXTENDED AND RUNNING NORTH WESTERLY, 174.40 FEET TO THE POINT OF BEGINNING.

AND

COMMENCING AT THE SOUTH QUARTER CORNER OF SAID SECTION 8, AFORESAID; THENCE EASTERLY ALONG THE SOUTH LINE OF SAID SECTION, A DISTANCE OF 35.0 FEET TO A POINT; THENCE TURNING AN ANGLE LEFT OF 64 DEGREES, 17 MINUTES WITH THE SAID SOUTH LINE EXTENDED AND RUNNING NORTH EASTERLY, A DISTANCE OF 516.20 FEET FOR A PLACE OF BEGINNING; THENCE CONTINUING ALONG THE LAST DESCRIBED LINE, A DISTANCE OF 10.11 FEET TO A POINT; THENCE TURNING AN ANGLE LEFT OF 82 DEGREES, 43 MINUTES WITH THE LAST DESCRIBED LINE EXTENDED AND RUNNING NORTH WESTERLY, A DISTANCE OF 233.70 FEET TO A POINT; THENCE TURNING AN ANGLE LEFT OF 90 DEGREES, 00 MINUTES WITH THE LAST DESCRIBED LINE EXTENDED AND RUNNING SOUTH WESTERLY, A DISTANCE OF 10.0 FEET TO A POINT; THENCE TURNING AN ANGLE LEFT OF 90 DEGREES, 00 MINUTES WITH THE LAST DESCRIBED LINE EXTENDED AND RUNNING SOUTH EASTERLY, A DISTANCE OF 235.16 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

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Property of Cook County Clerk

COOK COUNTY, ILLINOIS  
FILED FOR RECORD

1980 AUG 12 AM 2:46

*William R. Olson*

RECORDER OF DEEDS

25544457

which, with the property hereinafter described, is referred to herein as the "premises,"

TOGETHER with all improvements, tenements, easements, fixtures, and appurtenances thereto belonging, and all rents, issues and profits thereof for so long and during all such times as First Party, its successors or assigns may be entitled thereto (which are pledged primarily and on a parity with said real estate and not secondarily), and all apparatus, equipment or articles now or hereafter therein or thereon used to supply heat, gas, air conditioning, water, light, power, refrigeration (whether single units or centrally controlled), and ventilation, including (without restricting the foregoing), screens, window shades, storm doors and windows, floor coverings, in-door beds, awnings, stoves and water heaters. All of the foregoing are declared to be a part of said real estate whether physically attached thereto or not, and it is agreed that all similar apparatus, equipment or articles hereafter placed in the premises by First Party or its successors or assigns shall be considered as constituting part of the real estate.

TO HAVE AND TO HOLD the premises unto the said Trustee, its successors and assigns, forever, for the purposes, and upon the uses and trusts herein set forth.

IT IS FURTHER UNDERSTOOD AND AGREED THAT:

1. Until the indebtedness aforesaid shall be fully paid, and in case of the failure of First Party, its successors or assigns to: (1) promptly repair, restore or rebuild any buildings or improvements now or hereafter on the premises which may become damaged or destroyed; (2) keep said premises in good condition and repair, without waste, and free from mechanics or other liens or claims for lien not expressly subordinated to the lien hereby; (3) pay when due any taxes, assessments which may be secured by a lien or charge on the premises superior to the lien hereby, and upon request exhibit satisfactory evidence of the discharge of such prior liens to the trustee or to holders of the note; (4) complete within a reasonable time any building or buildings now or at any time in process of erection upon said premises; (5) comply with all requirements of law or municipal ordinances with respect to the premises and the use thereof; (6) refrain from making material alterations in said premises except as required by law or municipal ordinance; (7) pay before any penalty attaches all general taxes, and pay special taxes, special assessments, water charges, sewer service charges, and other charges against the premises when due, and upon written request, to furnish to Trustee or to holders of the note duplicate receipts therefor; (8) pay in full under protest, in the manner provided by statute, any tax or assessment which First Party may desire to contest; (9) keep all buildings and improvements on the premises hereafter situated on said premises insured against loss or damage by fire, lightning or windstorms under policies providing for payment by the insurance companies of moneys sufficient either to pay the cost of replacing or repairing the same or to pay in full the indebtedness secured hereby, all in compliance satisfactory to the holders of the note, under insurance policies payable, in case of loss or damage, to Trustee for the benefit of the holders of the note, such rights to be evidenced by a valid and mortgage clause to be attached to each policy; and to deliver all policies, including additional and renewal policies, to holders of the note, and in case of insurance to

D E L I V E R Y	NAME	BEERMANN, SWERDLOVE, WOLOSHIN, BAREZKY & BERKSON
	STREET	221 N. LA SALLE STREET
	CITY	CHICAGO, ILLINOIS 60601
		621-9700
	INSTRUCTIONS	OR RECORDER'S OFFICE BOX NUMBER <b>BOX 533</b>

FOR RECORDERS INDEX PURPOSES  
INSERT STREET ADDRESS OF ABOVE  
DESCRIBED PROPERTY HERE

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This Instrument was prepared by  
WILLIAM WOLOSHIN, Attorney  
221 N. La Salle Street  
Chicago, Illinois 60601

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