

TRUST DEED (ILLINOIS)
For Use With Note Form 14-B
If Monthly Payments Including Interest

UNOFFICIAL COPY

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85035306

CAUTION: Consult a lawyer before making or being under the terms of a warrant, including merchantability and fitness, are excluded.

THIS INDENTURE, made May 20, 19 85
between Paul Pavlow and Brenda Pavlow, his wife

8439 S. Mansfield, Burbank, IL 60459
(NO. AND STREET) (CITY) (STATE)

herein referred to as "Mortgagors," and
BURBANK STATE BANK

5440 W. 87th Street, Burbank, Illinois 60459
(NO. AND STREET) (CITY) (STATE)

herein referred to as "Trustee," witnesseth: That Whereas Mortgagors are justly indebted to the legal holder of a principal promissory note, termed "Installment Note," of even date herewith, executed by Mortgagors, made payable to BURBANK STATE BANK and delivered, in and by which note Mortgagors promise to pay the principal sum of FOUR THOUSAND FIVE HUNDRED FORTY SIX AND 24/100** Dollars, and interest from May 20, 1985 on the balance of principal remaining from time to time unpaid at the rate of 13.90 per cent per annum, such principal sum and interest to be payable in installments as follows: ONE HUNDRED FIFTY FIVE AND 21/100** Dollars on the 20th day of June, 19 85 and ONE HUNDRED FIFTY FIVE AND 21/100** Dollars on the 20th day of each and every month 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 20th day of May, 19 88, all such payments on account of the indebtedness evidenced by said note to be applied first to accrued and unpaid interest on the unpaid principal balance and the remainder to principal; the portion of each of said installments constituting principal, to the extent not paid when due, to bear interest after the date for payment thereof, at the rate of 14.90 per cent per annum, and all such payments being made payable at BURBANK STATE BANK or at such other place as the legal holder of the note may, from time to time, in writing appoint, which note further provides that at the election of the legal holder thereof and without notice, the principal sum remaining unpaid thereon, together with accrued interest thereon, shall become at once due and payable, at the place of payment aforesaid, in case default shall occur in the payment, when due, of any installment of principal or interest in accordance with the terms thereof or in case default shall occur and continue for three days in the performance of any other agreement contained in this Trust Deed (in which event election may be made at any time after the expiration of said three days, without notice), and that all parties thereto severally waive presentment for payment, notice of dishonor, protest and notice of protest.

The Above Space For Recorder's Use Only

DEPT-01 RECORDING \$11.25
T#1111 TRAN 5890 05/24/85 13:51:00
#9416 # A * 85-035306

NOW THEREFORE, to secure the payment of the said principal sum of money and interest in accordance with the terms, provisions and limitations of the above mentioned note and of this Trust Deed, and the performance of the covenants and agreements herein contained, by the Mortgagors to be performed, and also in consideration of the sum of One Dollar in hand paid, the receipt whereof is hereby acknowledged, Mortgagors by these presents CONVEY AND WARRANT unto the Trustee, or his successors and assigns, the following described Real Estate and all of their estate, right, title and interest therein, situate, lying and being in the City of Burbank COUNTY OF Cook AND STATE OF ILLINOIS, to wit:

Lot 39 in Frederick H. Barrett's 87th Street Homesteads a Subdivision of West 1/2 of South East 1/4 of Section 32, Township 38 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois.

Permanent Index # 19-32-420-011-0000

Property Address: 8439 S. Mansfield, Burbank, IL 60459

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

TO HAVE AND TO HOLD the premises unto the said Trustee, his or his successors and assigns, forever, for the purposes, and upon the uses and trusts herein set forth, free from all rights and benefits under and by virtue of the Homestead Exemption Laws of the State of Illinois, which said rights and benefits Mortgagors do hereby expressly release and waive.

The name of a record owner is: Paul Pavlow and Brenda Pavlow, as joint tenants.

This Trust Deed consists of two pages. The covenants, conditions and provisions appearing on page 2 (the reverse side of this Trust Deed) are incorporated herein by reference and hereby are made a part hereof the same as though they were here set out in full and shall be binding on Mortgagors, their heirs, successors and assigns.

Witness the hands and seals of Mortgagors the day and year first above written.

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

Paul Pavlow (Seal) Brenda Pavlow (Seal)
Paul Pavlow (Seal) Brenda Pavlow (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
Paul Pavlow and Brenda Pavlow, his wife

IMPRESS SEAL HERE
personally known to me to be the same persons whose name s are 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 21st day of May, 19 85
Commission expires May 10, 19 86
This instrument was prepared by Virginia L. Doyle Notary Public
Loan Officer, Burbank State Bank, 5440 W. 87th St., Burbank, IL 60459
(NAME AND ADDRESS)

Made this instrument to BURBANK STATE BANK, 5440 W. 87th Street
Burbank Illinois
(CITY) (STATE) 60459

OR RECORDER'S OFFICE BOX NO.

PROPERLY FILED

PROPERLY FILED

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