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		THE ABOV	YE SPACE FOR RECORDERS USE ONLY	
THIS INDENTURE, Made NOVEMBER 10 1986, between American National Bank and Trust Company of Chicago, not personally but as Trustee under the provisions of a Deed or Deeds in trust duly recorded and delivered to said Company in pursuance of a Trust Agreement dated JULY 12, 1984 and known as trust number SAVINGS BANK 1986, between American National Bank and Trust duly recorded and delivered to said Company in pursuance of a Trust Agreement dated JULY 12, 1984 and known as trust number SAVINGS BANK				
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 SIX HUNDRED FIFTY THOUSAND AND NO/100THS				
made payable to BEARER 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 in 59 monthly instalments as forms: THREE THOUSAND SIX HUNDRED ELEVEN AND 11/100THS DOLLARS				
on the 15	ST day of JANUARY		E THOUSAND SIX HUNDRED ELEVEN D $11/100 ext{THS}$	OLLARS
on the 18	ST day of each AND		thereafter, to and includ	ing the
1ST	day of NOVEMBER	* -	ment of the balance due on the 1ST	
day of Di	ECEMBER 1991, with	interest FROM DATE OF DE	ISBURSEMENT on the principal	balance
from time to time unpaid at the rate of the monthly generated including the per cent per annum payable is each of said includents of principal bearing interest after maturity at the rate of 2% of the monthly with the monthly with the maturity at the rate of 2% of the monthly with the monthly wi				
Illinois, as the holders of the note may, from true to time, in writing appoint, and in absence of such appointment, then at the office of LAKE VIEW TRUST NO SAVINGS BANK in said City, NOW, THEREFORE, First Party to secure the payment of the as if principal anim of money and said interest in accordance with the terms, provisions and limitations of this trust deed, and also in consideration of the arm of one Dollar in hand paid, the receipt whereof is hereby acknowledged, does by these presents grant, remise, release, after and convey unto the Trustee, a successors and assigns, the following described Real Estate situate, lying and being in the COUNTY OF COOK AND STAT: OF ILLINOIS, to wit:				
**LAKE VIEW TRUST AND SAVINGS BANK PRIME COMMERCIAL INTEREST RATE IN EFFECT FROM TIME TO TIME PLUS ONE (1%) PER CENT.				
Lots 5, 6, 7, 8 and 9 in Block 32 in Albert Crosby's and Others Subdivision of the East Half of the South East Quarter of Section 25, Township 40 Morth, Range 13, East of the Third Meridian (except that part of said Lot 8 lying east of Line 30 Feet West of and parallel with the East Line of said Section taken for widening Wester, Avenue), in Cook County, Illinois.				
2744 N. Western Avenue, Chicago, IL 60647 P.I. # 13-25-407-025 · (07 5 -027 1-77 .029 2-79 AAO 026 1076 -028 wts				10
SEE RIDER	ATTACHED HERETO AND MA	ADE A PART HEREOF:	0,50	200
which, with the property hereinafter described, is referred to herein as the "premises," TOGETHER with all improvements, tenements, easements, fixtures, and appurtonances thereto belonging, and all rents, issued the profits thereof for so long and during all such times as First Party, its successors or sasigns 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, zas, air conditioning, water, light, power, refrigeration (whether single units or centrally controlled), and ventilation, including (without restricting the foregoing), acreens, window shades, storm doors and windows, floor coverings, insidor 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 aforessid 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 improvement now or hereafter on the premises which may become damaged or be destroyed; (2) keep said premises in good cundition and repair, without waste, and free from mechanic's or other liens or claims for lien not expressly subordinated to the lien hereof; (3) pay when due any indebtedness which may be secured by a lien or charge on the premises superior to the lien hereof, and upon request exhibit satisfactory evidence of the discharge of such prior lien to Trustee or to holders of the notes; (4) complete within a reasonable time any buildings 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 ordinances, and pay apecial taxes, special saarsaments, water charges, sower 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; (3) pay in full under protest, in the manner provided by statute, any lax or assessment which First Party may desire to contest; (3) keep said buildings and 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 companies astisfactory to the holders of the note, under insurance policies payable, in case of loss or damage, to Trustee for the benefit of the				
D NAM E STRE	3201 N. ASHLAND A	AVENUE	FOR RECORDERS INDEX PURPOSES INSERT STREET ADDRESS OF ABOV DESCRIBED PROPERTY HERE	E
V CITY	L_	_		
E R Y _{INST}	RUCTIONS	OR $\widehat{\mathcal{A}_3}$	THIS INSTRUMENT WAS PRIPARED AND DRAFTSE LAME, NEW TRUST AND SAVINGE DAN SAVINGE AND AVENUE AND COMMAND AVENUE AND COMMAND AVENUE	

RECORDER'S OFFICE BOX NUMBER.

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THIS INTERMENT WAS PREPERED AND DRAFTED BY LAME. VIEW TRUST WHO SAVENUE BARK SOUL IN ASHLAHO AVENUE CHACAGO, ILLINOIS GUGSZ

Melanie Burgess

M-3256

INSTRUCTIONS

holders of the note, such rights to be evidenced by the annual of method to estimate to be attacked to are power, and to deliver all policies, including additional and renewal policies, to holder of thind a and it cast of i strance thought to typic, to deliver renewal policies not less than ten days prior to the respective dates of expiration; then trusted to the hole's of the note may be to the note to the note of the not

3. At the option of the holders of the note and without notice to First Party, its successors or assigns, all unpaid indebtedness secured by this toust deed shall, notwithstanding anything in the rote or in this trust deed to the contrary, become due and payable (a) immediately in the case of default in making payment of any instalment of principal or interest on the note, or (b) in the event of the failure of First Party or its successors or assigns to do any of the things specifically set forth in paragraph one hereof and such default shall continue for three days, and option to be exercised at any time after the expiration of said three day period.

time after the expiration of said three day period.

4. When the industration of said three day period.

4. When the industrations bereby secured shall become due whether by acceleration or otherwise, holders of the note or Trustee shall have the right to foreclose the lien hereof, in any suit to foreclose the lien hereof, the shall be allowed and included as additional industrates in the device for appairance and expenses which may be paid or incurred by or on bolad of Trustee or holders of the note or Trustee shall have the right to foreclose the lien hereof, the shall be allowed and included as additional industrations in the device for appairance's fees, ordinary for decumentary and expert evidence, stemosymber there are holders of the note for attornay, fees, Trustee for appairance's fees, ordinary for decumentary and expert to tilted as the state of the foreclose the fees of the note and stema manufacture and expenses of the note with respect to tilte as Trustee or holders of the note may deem to be reasonably necessary either to prosceed exacts or to evidence to bidders at any sale which may be had pursuant to such decree the true condition of the tille to or the value of the primises. All cases and payable, with interest thereon at the rate of **NONNeper* cent per annum, when paid or incurred by Trustee or holders of the note in domination by reason of this trust deed or any indebtedness hereby secured; or (b) proparations for the commencement of any suit for the foreclosure hereof after the propagation of the propagations for the commencement of any suit for the foreclosure hereof after the propagation of the security hereof, whether or not actually commenced; and applied in the feltowing order of priority; First, on account of all costs and expenses incident to the foreclosure proceedings, including all such titues as are mentioned in the preceding paragraph hereof; second, all costs and expenses incident to the foreclosure proceedings, including all such titues as a remember of paragraph hereof; seco

Trustee or the holders of the note shall have the right to inspect the premises at all reasonable times and across thereto shall be permitted for

that purpose.

8. Trustee has no duty to examine the fitte, location, existence, or condition of the premises, nor shall Trustee be obligated to record this trust deed to exercise any power herein given unless expressly obligated by the terms hereof, nor he liable for any note or omissions hereunder, except in case of own gross negligence or misconduct or that of the agents or employees of Trustee, and it may require indemnities satisfactory to it before exercising y power herein given.

any power herein given.

9. Trustre shall release this trust deed and the lien thereof by proper instrument upon presentation of satisfactory evidence that all indebtedness secured by this trust deed has been fully said; and Trustee may execute and deliver a release hereof to and at the reguest of any person who shall, either before or after insturity thereof, produce and whibit to Trustee the note representing that all indebtedness hereby secured has been paid, which the principle of a successor trustee, such sociessor trustee may accept as the genuine note herein described any note which has a certificate of identification purporting to be executed by a prior trustee becoming or trustee and the genuine note herein described any note which has never accused a certificate on any instrument identifying same as the note described herein, in any accept as the genuine note herein described any new with may accept as the genuine note herein described any new with may be precented and which conforms in substance with the description herein contained of the note and which purports to be executed on belaif of First Party.

10. Trustee may resign by instrument in writing files in the file of the Recorder or Registrar of Titles in which this instrument shall have been recorded or filed. In case of the resignation, inability or refure, to act of Trustee, the then Recorder of Deeds of the county in which the premises are situated shall be Successor thall be entitled to reasonable count may time for all acts performed hereunder.

11. The entire proceeds of the Note v:11 be used for the purposes specified in Chapter 17, Section 6404, Paragraph 4, Illinois Revised Statutes (1981), and the indebtedness secured hereby constitutes a "business loan" which comes within the purview of said Chapter Section and Paragraph.

12. The Mortgagor hereby waives any and all rights of redemption from sale under any order or decree of foreclosure of this trust deed, on its own behalf and on behalf of each and every person, except decree of judgment c.e litors of the Mortgagor acquiring any

interest in or title to the premises subsequent to the date of this trust deed.

THIS TRUST DEED is executed by the American National Bank and Trust Company of Chicago, not personally but as Trustee as aforesaid in the exercise of the power and authority conferred upon and vested in it as such Trustee and it is expressly understood and argest that may accord to the power and authority conferred upon and vested in it as such Trustee and it is expressly understood and argest that may accord the contained ability on the said First Party or on said American National Bank and Trust Company of Chicago personally to pay the said note or any interest that may accord thereon, or any indebtedness according hereunder, or to perform any covenant either express or implied herein contained, all such liability, if any, being expressly waived by Trustee and by every person now or hereafter calmin, any right or security hereunder, and have as the First Party and its successors and said American National Bank and Trust Company of Chicago per nonally are concerned, the legal helder or holders of said note and the owner or owners of any indebtedness according hereunder shall look solely to the or mises hereby conveyed for the payment payment of the lien hereby created, in the manner herein and in said note provided or by action to economic the payment payment of the lien hereby created, in the manner herein and in said note provided or by action to economic the payment of the signed by one of its Vice-Presidents or Assistant Vice-Presidents and its corporate seal to be hereunto affixed and are as do by its Assistant Sceretary, the day and year first above written.

American National Bank & Trust Company of Chicago

American National Bank & Trust Company of Chicago

American National Bank & Trust Company of Chicago

Trustee, as aforesaid, and not or so ally, Hewas

VICE PRESIDENT

ASSISTANT SECRETARY

STATE OF ILLINOIS, { COUNTY OF COOK

1, the undersigned, a Notary Public in and for the County and State aforcanid. DO HEREBY CERTIFY, (but the above named Vice President and Assistant Secretary of the AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, a National Banking Association, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Vice President and Assistant Secretary respectively, appeared before me this day in person and archnowledged that they aigned and delivered the said instrument as their own free and voluntary act and as the free and voluntary act of said National Banking Association, as Trustee, for the uses and purposes therein set forth; and the said Assistant Secretary then and there acknowledged that said Assistant Secretary as custodian of the corporate seal of said National Banking Association to be affixed to said for the user and performance of the corporate seal of said National Banking Association to the affixed to said for the user and performance of the said Assistant Secretary of the said Assistant Secretary of the said Assistant Secretary is own free and voluntary act and as the free and voluntary act of said National Banking Association (OFFICIAL OFFICIAL OF

Given William E. Burns
Other Dublic County Notary Public, State of Illinois My Commission Expires 8/27/90 **********************

IMPORTANT

FOR THE PROTECTION OF BOTH THE BORROWER AND LENDER. THE NOTE SECURED BY THIS TRUST DEED SHOULD BE IDENTI-FIED BY THE TRUSTEE NAMED HEREIN REPORT THE TRUST DEED The Instalment Note mentioned in the within Trust Deed has been identified

herewith under Identification No. 4917

Lake View Trush and Savings Bank Trust Officer

Trunies

THIS RIDER IS ATTACKED TO AND MADE A HART OF THAT CERTAIN TRUST DIED DATED 11/10/86 EXECUTED BY AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO AS TRUSTEE UNDER TRUST AGREEMENT DATED 7/12/84 AND KNOWN AS TRUST #61587 FOR \$650,000.00

In the event Mortgagor shall convey title to any person or persons other than the Mortgagor or shall suffer or permit Mortgagor's equity of redemption in the property described in this Mortgage to become vested in any person or persons other than Mortgagor (except when such vesting results from devise or operation of law upon death of any individual executing this Mortgage and the Note secured by this Mortgage), then in any such event the Mortgagee is hereby authorized and empowered at its option and without affecting the lien hereby created or the priority of said lien or any right of the Mortgagee hereunder, to declare all sums secured hereby immediately due and payable and apply toward the payment of said mortgage indebtedness any indebtedness of the Mortgagee to the Mortgagor, and said Mortgagee may also immediately proceed to foreclose this Mortgage, and in any foreclosure a sale may be made of the premises en masse without offering the several parts seperately. Acceptance by the Mortgagee of any mortgage payments made by any person or persons other than the Mortgagor shall not be deemed a weiver by the Mortgagee of its right to require or enforce performance of this provision or to exercise the remedies hereunder. For the purpose of this provision, the word "person" means an individual, a corporation, a partnership, an association, a joint stock company, a trust, any unincorporated organization, or governmental or political subdivision thereof, or any one or more or combination of the foregoing. Whenever the Mortgagee shall elect to declare all sums secured hereby immediately due and payable in accordance with this provision, it shall give written notice to the Mortgagor and to the Mortgagor's successors in title not less than thirty (30) days prior to the effective date of such acceleration. Such notice shall be deemed to have been given upon the mailing thereof by registered or certified mail, postage prepaid, addressed to the last known address of the Mortgagor and of the Mortgagor's successors in tille as recorded upon the books of the Mortgagee, but if no such address be so recorded then to the address of the mortgaged property.

Where the term "Mortgagee" has been used in the above paragraph, it shall be construed to mean the Holder of the Note.

The word "Mortgage" shall mean "Trust Deed" when applicable.

The Beneficiary of the First Party shall not permit assignment, pledge or transfer of the beneficial interest or conveyance of the real estate in Trust #61587 without the prior written consent of the legal holder of the Note.

It is understood that in addition to the above mentioned monthly principal and interest payment, the Mortgagors agree to deposit in an escrow account one-twelfin (1/12th) of the estimated improved real estate tax bill or the last ascertainable improved tax bill monthly, from year to year on a "when issued and payable" basis. It is also understood that the trustee or the holder of the Note will pay no interest for any monies deposited in said escrow account.

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