



TRUST DEED

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THE ABOVE SPACE FOR RECORDER'S USE ONLY

THIS INDENTURE, made November 14, 1986, between CHARLES R. KOBERNUS, a single person

herein referred to as "Mortgagors," and CHICAGO TITLE AND TRUST COMPANY, an Illinois corporation, as Trustee, witnesseth:

THAT, WHEREAS the Mortgagors are justly indebted to the legal holders of the Instalment Note hereinafter described, said legal holder or holders being herein referred to as Holders of the Note, in the principal sum of

Five Thousand and 00/100 Dollars, evidenced by one certain Instalment Note of the Mortgagors of even date herewith, made payable to THE ORDER OF BEARER

and delivered, in and by which said Note the Mortgagors promise to pay the said principal sum and interest from November 14, 1986 on the balance of principal remaining from time to time unpaid at the rate of 10% per cent per annum shall be payable as follows: The entire balance of principal and interest, if not sooner paid, shall be due and payable in full on the 14th day of May, 1987. All such payments on account of the indebtedness evidenced by this note shall be first applied to interest on the unpaid principal balance and the remainder to principal.

Unless paid when due the principal balance shall bear interest after maturity at the rate of 14% per annum. Said payments are to be made at such banking house or trust company in Chicago, Illinois, as the legal holder of this note may, from time to time, in writing appoint, and in the absence of such appointment, then at the office of 2080 Lunt Avenue, Elk Grove Village, Illinois 60007

NOW, THEREFORE, the Mortgagors to secure the payment of the said principal sum of money and said interest in accordance with the terms, provisions and limitations 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, do by these presents CONVEY and WARRANT unto the Trustee, its 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 Wheaton, DuPage AND STATE OF ILLINOIS, to wit:

UNIT 17-2-4 AS SHOWN AND IDENTIFIED ON THE SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE HEREINAFTER REFERRED TO AS "PARCEL": LOTS 14 TO 21, BOTH INCLUSIVE, IN THE STREAMS UNIT FOUR, BEING A SUBDIVISION OF PART OF THE SOUTH WEST 1/4 AND PART OF THE SOUTH EAST 1/4 OF SECTION 19, TOWNSHIP 39 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN DUPAGE COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP OF THE STREAMS CONDOMINIUM NO. 3, RECORDED IN THE RECORDER'S OFFICE OF DUPAGE COUNTY, ILLINOIS, ON JULY 5, 1973 AS DOCUMENT R73-40611, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL, EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY.

THIS INSTRUMENT WAS PREPARED BY LEON C. WEXLER 77 West Washington Street Chicago, Illinois 60602

E 1/2, S 1/4 P. I. No. 05 19 301 032

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 Mortgagors 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, inador 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 the mortgagors or their 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 purpose, 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 the Mortgagors do hereby expressly release and waive.

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 are a part hereof and shall be binding on the mortgagors, their heirs, successors and assigns.

WITNESS the hand and seal of Mortgagors the day and year first above written.

CHARLES R. KOBERNUS (SEAL)

STATE OF ILLINOIS, I, the undersigned, a Notary Public in and for and residing in said County, in the State aforesaid, DO HEREBY CERTIFY THAT CHARLES R. KOBERNUS, a single person

who 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 he signed, sealed and delivered the said instrument as his voluntary act, for the uses and purposes therein set forth.

"OFFICIAL SEAL" Leon C. Wexler Notary Public, State of Illinois Cook County, Illinois

Notary Public November 19 86

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