

TRUST DEED IN ILLINOIS
For Use With Note Form 1448
(Monthly Payments Including Interest)

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CAUTION: Consult a lawyer before using or acting under this form. All warranties, including merchantability and fitness, are excluded.

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DEPT-01 RECORDING \$11.00
TRUST DEED TRN 1744 04/15/86 14:25:00
TRUST DEED # 1 * 86-144948

The Above Space For Recorder's Use Only

THIS INDENTURE, made 4-14 19 86
between Garabed M. Sazian and Maral Sazian, his wife
3328 N. Natoma
Chicago, Il. 60634
(NO. AND STREET) (CITY) (STATE)
herein referred to as "Mortgagors," and
The Mid-City National Bank of Chicago
801 W. Madison Street, Chicago, Il. 60607
(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 Trustee and delivered, in and by which note Mortgagors promise to pay the principal sum of Fifteen Thousand and 00/100's Dollars, and interest from 4-14-86 on the balance of principal remaining from time to time unpaid at the rate of 10 per cent per annum, such principal sum and interest to be payable in installments as follows: Fifteen Thousand and 00/100's Dollars.

except that the final payment of principal and interest, if not sooner paid, shall be due on the 14th day of July 1986; 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 be due first after the date for payment thereof, at the rate of 10 per cent per annum, and all such payments being made payable at 801 W. Madison Street, Chicago, Il. 60607 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.

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, its 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 Chicago, COUNTY OF Cook AND STATE OF ILLINOIS, to wit:

Lot 19 (except the South 21.0 feet thereof) and the South 29.50 feet of Lot 20 and the East half of the vacated alley lying West of and adjoining Lot 19 (except the South 21 feet) and the South 29.50 feet of Lot 20 in Hinkamp and Company's Belmont Avenue Sub-division being a resubdivision of part of Oliver L. Watson's Belmont Heights Addition to Chicago of the South East quarter Section 19 Township 40 North, Range 13, East of the Third Principal Meridian in Cook County, Illinois.

PTN # 13 19 418 002

which, with the property hereinafter described, is referred to herein as the "premises," TOGETHER with all improvements, tenements, easements, and appurtenances thereto belonging, and all rents, issues and profits thereof for so long as 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, inador 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, its 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: Garabed M. Sazian and Maral Sazian, his wife

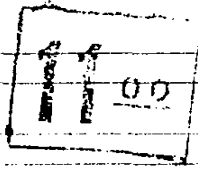
This Trust Deed consists of two pages. The covenants, conditions and provisions appearing on page 2 (the reverse side of this Trust Deed) are incorporated herein by reference and hereby are made a part hereof the same as though they were here set out in full and shall be binding on Mortgagors, their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

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

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

Garabed M. Sazian (Seal)

Maral Sazian (Seal)



State of Illinois, County of DuPage, I, the undersigned, a Notary Public in and for said County in the State aforesaid, DO HEREBY CERTIFY that Garabed M. Sazian and Maral Sazian, his wife

personally known to me to be the same persons whose names 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 14 day of APRIL 1986
Commission expires 7-29 1989. Marvin E. Kohn Notary Public

This instrument was prepared by M. Kolvitz, 801 W. Madison Street, Chicago, Il. 60607 (NAME AND ADDRESS)

Mail this instrument to The Mid-City National Bank of Chicago 801 W. Madison Street, Chicago Illinois 60607 (CITY) (STATE) (ZIP CODE)

OR RECORDER'S OFFICE BOX NO. 452

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2010/01/14 10:10:10

Property of Cook County Clerk's Office

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