

CAUTION: Consult a lawyer before using or acting under this form. Any changes, including purchase liability and release, are prohibited.

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# Articles of Agreement

86351222

Made this 8TH day of AUGUST, 1986, between

LEE JOHN and MARY P. JOHN, HIS WIFE - 4712 S. King Dr., Chicago, IL Seller, and

ELI STEVE and ROSIE STEVE, his wife - 3630 S. Damen, Chicago, IL, Purchaser,

WITNESSETH, That if the Purchaser shall first make the payments and perform the covenants hereinafter mentioned on the Purchaser's part to be made and performed, the Seller hereby covenants and agrees to convey and assure to the Purchaser, in fee simple, clear of all incumbrances whatever, by a good and

sufficient recordable Warranty Deed, with release and waiver of the right of homestead and dower, the following described real estate in the County of Cook and State of Illinois, to wit:

LOT 15 IN BLOCK 2 IN E. C. LARNED'S SUBDIVISION OF THE EAST 1/2 OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 31, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PERMANENT REAL ESTATE INDEX NUMBER 17-31-316-037-0000

*John*

and the Purchaser hereby covenants and agrees to pay to the Seller the sum of \$43,000.00

Forty-three dollars and 00/xx Dollars

in the manner following:

Buyers shall assume the Sellers' obligation pursuant to the Mortgage dated: October 3, 1985 between Sellers and UNITED SAVINGS OF AMERICA.

with interest at the rate of 12% per centum per annum payable monthly ~~annually~~ on the whole sum remaining from time to time unpaid, and to pay all taxes, assessments, or impositions that may be legally levied or imposed upon said real estate, subsequent to the year 1985. And in case of the failure of the Purchaser to make any of the payments, or any part thereof, or perform any of the covenants on the Purchaser's part hereby made and entered into, this agreement shall, at the option of the Seller, be forfeited and determined, and all sums theretofore received shall be retained by the Seller in full satisfaction and in liquidation of all damages by the Seller sustained, and the Seller shall have the right to re-enter and take possession of the premises aforesaid.

Seller warrants to Purchaser that no notice from any city, village or other governmental authority of a dwelling code violation which existed in the dwelling structure before the execution of this contract has been received by the Seller, his principal or his agent within 10 years of the date of execution of this contract.

The time of payment shall be of the essence of this contract; and the covenants and agreements herein contained shall extend to and be obligatory upon the heirs, executors, administrators and assigns of the respective parties.

*Lawyer's Office  
100 N. La Salle St.*

IN WITNESS WHEREOF, the parties hereto have hereunto set their hands and seals the day and year first above written.

*Chap, S a 10602  
suite 900*

SEALED AND DELIVERED, IN PRESENCE OF

*Doris Stee*  
*[Signature]*

*Lee John*  
LEE JOHN (Seal)  
*Mary P. John*  
MARY P. JOHN (SEAL)  
*[Signature]*  
(SEAL)  
*Eli Steve*  
ELI STEVE (SEAL)  
*Rosie Steve*  
ROSIE STEVE (SEAL)

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Received on the within Agreement  
the following sums

DATE	INTEREST	PRINCIPAL	REMARKS
19	Dollars Cr.	Dollars Cr.	

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DEPT-91 RECORDING  
 1#3233 TRAN 2961 98/12/85 19 28.00  
 #5014 # 2 \* - 06 - 20 11 10 10 10  
 COOK COUNTY RECORDER



86351222

GEORGE E. COLES  
LEGAL FORMS

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