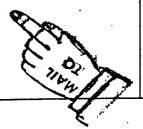
393

WHEN RECORDED MAIL TO

Talman Home Federal S&L Association 30 West Monroe Street Chicago, IL 60603

Attn: Rose Syoboda

Loan #198644-9



86378958

SPACE ABOVE THIS LINE FOR RECORDER'S USE

This instrument was prepared by:

Rose Svoboda, Talman Home Federal S&L Assoc.

30 West Monroe St., Chicago, IL 60603

MULTIFAMILY MORTGAGE,
ASSIGNMENT OF RENTS AND SECURITY AGREEMENT
#Security for Construction-Lonn-Agreement)

THIS MORTGAGE (herein "Instrument") is made this5thday ofAugust	
whose address is 156 Oliver Court Schaumburg, Illinois (herein "Borrower"), and the Mortgagee, lalman Home Federal Savings & Loan Association Corporation organized and existing under the laws of	
(herein "Borrower"), and the Mortgagee, attained to the Lord of the Laws of a Corporation organized and existing under the laws of United States whose addressis 5501 S. Kedzie, Chicago, IL 60629	
(herein "Lender").	
WHEREAS, Borrower is indebted to Lender in the principal sum of ONE HUNDRED SEVENTY THREE THOUSAND & 00/100 DOLLARS (173,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated August 5, 198> (herein "Note"), providing for	~
monthly installments of principal and interest, with the balance of the indebtedness, it not sooner paid, due and payable on September 30, 2000;	86378958
TO SECURE TO LENDER (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, and	2
all renewals, extensions and modifications thereof; (b) the repayment of any future advances, with interest thereon,	3
made by Lender to Borrower pursuant to paragraph 30 hereof (herein "Fature Advances"); (e) the performance of the covenants and agreements of Borrower contained in a Construction Loan Agreement between Londer and	CT
Borrower dated	Q0
all other sums, with interest thereon, advanced in accordance herewith to procee, the security of this Instrument; and	
(e) the performance of the covenants and agreements of Borrower herein contained Borrower does hereby mortgage,	:
grant convey and assign to Lender the leasehold estate pursuant to a lease (herein "ground lease") dated	
and	
between and recorded in	
in and to* the following described prop-	. *
erty located inCook. County State of Illingiant Record The	\$19.40
• Delete bracketed material if not completed. TH4449 TPBN 0382 18/27/86 13:	
#7468 サン ★一号ら一さておう	·50
(See Attachment) 36-3700-	: .

(See Attachment Exhibit "A" ⁻⁸⁶-378958 ·

1925

43913-3 SAF Systems and Forms (page 1 of 8 pages)

ILLINOIS—Multifamily—1/77—FNMA/FHLMC Uniform Instrument

SIIIIDO 9 (RIME)

(base 5 of 8 bases)

UNOFFICIAL COPY

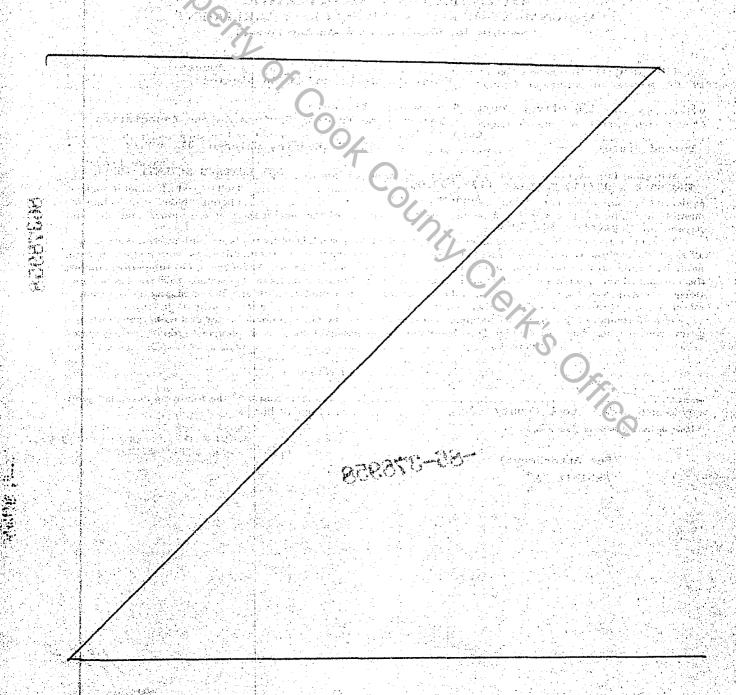
Borrower covenants that Borrower is lawfully seised of the estate hereby conveyed and has the fight of mortgage, grant, conveyed and assign the Property (and, if this Instrument is on a leasehold, that the ground lease is in full force and without default on the part of either lessor or lessee the part of either lessor or lessee the marging Property is unencumbered, and that Borrower will warrant and defend generally the title to the property against all claims and demands, subject to any easements and restrictions listed in a schedule of exceptions to coverage in any differ insurance policy insuring Lender's interest in the Property.

anall be deemed to be and remain a part of the real property covered by this Inskrument; and sadditions thereto, shall be all of the foregoing, so a leasehold of the foregoing, to said property (or the feesehold estate in the event this instrument is on a leasehold) are herein referred in as the "Property".

The said property (or the feasehold estate in the event this instrument is on a leasehold) are herein referred in as the "Property".

Tocether with all buildings, improvements, and tenements now or hereafter erected on the property, and all easements, rivints, appurtenances, rents, rollies, and sense abutting the property, and all easements, rivints, appurtenances rents, royalties, mineral, oil and gas rights and profits, water rights, and water stock appurent to the property, and all fixtures, machinery, equipment, engines, boilers, incinerators, building material, appliances and goods of every nature whatsoever now or hereafter located in, or on, or used, or intended to be used in connection with the property, including, but not limited to, those for the purposes of supplying or distributing heating, cooling, with the property, including, but not limited to, those for the purposes of supplying or distributing heating, cooling, estinguishing apparatus, and related motors and equipment, fire prevention and electricity, gas, water, air and light; and all elevators, and related maching, bath tubs, water breaters, electricity, gas, water, are distributing and access control apparatus, plumbing, bath tubs, water closers, sinks, transports, including, and curtain rods, mirrors, cabinets, panelling, rugs, it inches and plunts, and curtain rods, mirrors, cabinets, panelling, rugs, it inches and plunts, and curtain rods, mirrors, cabinets, panelling, rugs, it inches distributing, for the real estates.

Operation of the property in the property and central estate.



Uniform Covenants. Borrover and Lender covenant and agree is follows

- 1. PAYMENT OF PRINCIPAL AND INTEREST. Borrower shall promptly pay when due the principal of and interest on the indebtedness evidenced by the Note, any prepayment and late charges provided in the Note and all other sums secured by this Instrument,
- 2. FUNDS FOR TAXES, INSURANCE AND OTHER CHARGES. Subject to applicable law or to a written waiver by Lender, Borrower shall pay to Lender on the day monthly installments of principal or interest are payable under the Note (or on another day designated in writing by Lender), until the Note is paid in full, a sum (herein "Funds") equal to one-twelfth of (a) the yearly water and sower tates and taxes and assessments which may be levied on the Property. (b) the yearly ground rents, if any, (c) the yearly premium installments for fire and other hazard insurance, rent loss insurance and such other insurance covering the Property as Lender may require pursuant to paragraph 5 hereof, (d) the yearly premium installments for mortgage insurance, if any, and (e) if this instrument is on a leasehold, the yearly fixed rents, if any, under the ground lease, all us reasonably estimated initially and from time to time by Lender on the basis of assessments and bills and reasonable estimates thereof. Any waiver by Lender of a requirement that Borrower pay such Funds may be revoked by Lender, in Lender's sole discretion, at any time upon notice in writing to Borrower. Lender may require Borrower to pay to Lender, in advance, such other Funds for other taxes, charges, premiums, assessments and impositions in connection with Borrower or the Property which Lender shall reasonably deem necessary to protect Lender's interests (herein "Other Impositions"). Unless otherwise provided by applicable law, Lender may require Funds for Other Impositions to be paid by Borrower in a lump sum or in periodic installments, at Lender's option.

The Funds shall be held in an institution(s) the deposits or accounts of which are insured or guaranteed by a Federal or state agency (including Lender if Lender is such an institution). Lender shall apply the Funds to pay said rates, rents, taxes, assessments, insurance premiums and Other Impositions so long as Borrower is not in breach of any covenant or agreement of Borrower in this Instrument. Lender shall make no charge for so holding and applying the Funds, analyzing said account or for verifying and compiling said assessments and bills, unless Lender pays florrower interest, earnings or profits on the Funds and applicable law permits Lender to make such a charge. Borrower and Lender may agree in writing at the time of execution of this Instrument that interest on the Funds shall be paid to Borrower, and unless such agreement is made or applicable law required interest, earnings or profits to be paid. Lender shall not be required to pay Borrower any interest, earnings or profits on the Funds. Lender shangers to Borrower, without charge, an annual accounting of the Funds in Lender's normal format showing credits and debits to the Funds and the purpose for which each debit to the Funds was made. The Funds are pledged as additional security for the sums secured by this Instrument.

If the amount of the rights held by Lender at the time of the annual accounting thereof shall exceed the amount deemed necessary by Lender to provide for the payment of later and sewer rates, taxes, assessments, insurance premiums, cents and Other Impositions, as they fall due, such excess shall be credited to Borra wer on the next enoughly installment or installments of Funds due. If at any time the amount of the Funds held by Lender shall be less than the amount de med necessary by Lender to pay water and sewer rates, taxes, assessments, insurance premiums, rents and Other Impositions, as they fall due, Burr wer shall pay to Lender any amount necessary to make up the deficiency within thirty days after notice from Lender to Borrower requesting on ment thereof.

Upon Borrower's breach of any covenar (or a greenent of Borrower in this instrument, Lender may apply, in any amount and in any order as Lender shall determine in Lender's sole discretor, any Funds held by Lender at the time of application (i) to pay rates, tents, taxes, assessments, insurance premiums and Other Impositions which are low or will hereafter become due, or (ii) as a credit against sums secured by this Instrument. Upon payment in full of all sums secured by this In trument, Lender shall promptly refund to Borrower any Funds held by Lender.

- 3. APPLICATION OF PAYMENTS. Unless applicable law provides otherwise, all payments received by Lender from Borrower under the Note or this Instrument shall be applied by Lender in the following a der of priority: (i) amounts payable to Lender by Borrower under paragraph 2 hereof; (ii) interest payable on the Note; (iii) principal of the Note; (iv) interest payable on advances made pursuant to paragraph 8 hereof; (v) principal of advances made pursuant to paragraph 8 hereof. (vi) interest payable on any Future Advance, provided that if more than one Future Advance is outstanding, Lender may apply payments received among me amounts of interest payable on the Future Advances in such order as Lender, in Lender's sole discretion, may determine; (vii) principal of any Future Advance, provided that if more than one Future Advance is outstanding, Lender may apply payments received among the principal Latunes of the Future Advances in such order as Lender, in Lender's sole discretion, may determine; and (viii) any other sums secured by this In try arm in such order as Lender, at Lender's option, may determine; provided, however, that Lender may, at Lender's option, apply any sums payable pursuant to paragraph 8 hereof prior to interest on and principal of the Note, but such application shall not otherwise affect the order of priority of a plication specified in this paragraph 3.
- 4. CHARGES; LIENS. Borrower shall pay all water and sewer rates, rents, taxes, p sersments, premiums, and Other Impositions attributable to the Property at Lender's option in the manner provided under paragraph 2 hereof or, i and paid in such manner, by Borrower making payment, when due, directly to the payee thereof, or in such other manner as Lender may designate in wante. Borrower shall promptly furnish to Lender all notices of amounts due under this paragraph 4, and in the event Borrower shall make payme. I directly, Borrower shall promptly furnish to Lender receipts evidencing such payments. Borrower shall promptly discharge any lien which has, or may nave, priority over or equality with, the lien of this Instrument, and Borrower shall pay, when due, the claims of all persons supplying labor or racte talk to or in connection with the Property. Without Lender's prior written permission, Borrower shall not allow any lien inferior to this Instrument to be perfected against the Property,
- 5. HAZARD INSURANCE. Borrower shall keep the improvements now existing or hereafter erected of the Property insured by carriers at all times satisfactory to Lender against loss by fire, hazards included within the term "extended coverage", ren, los, and such other hazards, casualties, liabilities and contingencies as Lender (and, if this Instrument is on a leasehold, the ground lease) shall require and in such amounts and for such periods as Lender shall require. All premiums on insurance policies shall be paid, at Lender's option, in the mann's previded under paragraph 2 hereof, or by Borrower making payment, when due, directly to the carrier, or in such other manner as Lender may der grate in writing.

All insurance policies and renewals thereof shall be in a form acceptable to Lender and shall include a standard alor gage clause in fayor of and in form acceptable to Lender. Lender shall have the right to hold the policies, and Borrower shall promptly furnish to Lender all renewal notices and all receipts of paid premiums. At least thirty days prior to the expiration date of a policy, Borrower shall delive to Lender a renewal policy in form satisfactory to Lender. If this Instrument is on a leasehold, Borrower shall furnish Lender a duplicate of all policie, renewal notices, renewal policies and receipts of paid premiums if, by virtue of the ground lease, the originals thereof may not be supplied by Borrower to Lender.

In the event of loss, Burrower shall give immediate written notice to the insurance carrier and to Lender. Borrower hereby authorizes and empowers Lender as attorney-in-fact for Borrower to make proof of loss, to adjust and compromise any claim under insurance policies, to appear in and prosecute any action arising from such insurance policies, to collect and receive insurance proceeds, and to deduct therefrom Lender's expenses incurred in the collection of such proceeds; provided however, that nothing contained in this paragraph 5 shall require Lender to incur any expense or take any action hereunder. Borrower further authorizes Lender, at Lender's option, (a) to hold the balance of such proceeds to be used to reimburse Borrower for the cost of reconstruction or repair of the Property or (b) to apply the balance of such proceeds to the payment of the sums secured by this Instrument, whether or not then due, in the order of application set forth in paragraph 3 hereof (subject, however, to the rights of the lessor under the ground lease if this instrument is on a leasehold).

If the insurance proceeds are held by Lender to reimburse Borrower for the cost of restoration and repair of the Property, the Property shall be restored to the equivalent of its original condition or such other condition as Lender may approve in writing. Lender may, at Lender's option, condition disbursement of said proceeds on Lender's approval of such plans and specifications of an architect satisfactory to Lender, contractor's cost estimates, architect's certificates, waivers of liens, sworn statements of mechanics and materialmen and such other evidence of costs, percentage completion of construction, application of payments, and satisfaction of liens as Lender may reasonably require. If the insurance proceeds are applied to the payment of the sums secured by this Instrument, any such application of proceeds to principal shall not extend or postpone the due dates of the monthly installments referred to in paragraphs 1 and 2 hereof or change the amounts of such installments. If the Property is sold pursuant to purngraph 27 hereof or if Lender acquires title to the Property, Lender shall have all of the right, title and interest of Borrower in and to any insurance policies and uncarned premiums thereon and in and to the proceeds resulting from any damage to the Property prior to such sale or acquisition.

6. PRESERVATION AND MAINTENANCE OF PROPERTY; LEASEHOLDS. Borrower (a) shall not commit waste or permit impairment or deterioration of the Property. (b) shall not abandon the Property. (c) shall restore or repair promptly and in a good and workmanlike manner all

(salud g fo p alud)

INOFFICIAL

payment of sums secured by this murrum nor shall Lender's receipt of any awards, proceeds or damages under paragraphs 5 and 11 hereof operate to cure or waive Borrower's default in or other liens or charges by Lender shall not be a waiver of Lender's right to accelerate the majurity of the indebtedens scoured by this fastrument, due of all other sums so secured or to declare a default for failure to make promp payment. The procurement of insurance or the payment of taxes sum secured by this insurance of such payment shall not be a waiver of Lender's righter require prompt payment when afforded by applicable law, shall not be a waiver of or preclude the exercise of any right or remedy. The acceptance by Lender of payment of any 13 EORBEARANCE BY LENDER NOT A WAIVER, Any fotherwine by Lender in exercising any right of remedy hereunder, of otherwise

coverging of Borrower contained herein, shall not affect the guaranty of any person, corporation, parmetrality of other entity for payment of the froperty. Borrower shall pay Lender a reasonable service charge, together with such ittee insurance premiums and amonitory less as may be incurred at Lender's option, for any such action if taken at thall not affect the obligation of Borrower or Borrower's successors or essigns to pay the sums secured by this Instrument and to observe the the amount of the monthly installatents payable thereunder. Any actions taken by Lender pursuant of the ferma of this last after the ferman of the ferma of the ferman of any extension or subordinition agreement, and agree in wriding with Borrower to modify the rate of interest or period of amortization of the Mote additional security, reconvey any part of the Property, consent to the Property, consent to the granting of any extenent, loth in the terms and time of payment of said indebtedness, release from the lien of this instrument any part of the Property, take or release other or or any part thereof, reduce the payments thereon, release anyone Liable on any of said indebtedness, accept a renewal note of notes therefor, modify notwithstanding Borrower's breach of any covenant or agreement of Borrower in this instrument, extend the time for payment of said indebtedner consent of Borrower, Borrower's successors to sailens or to any funior lienholder or guarantors, without liability on Lender's part and 13" HOBBOMES VAD FIEN NOL BEFEVEED; Loom time to time: Tender man, at Lender's option, without giving notice to or obtaining the

collections of such amounts, as Lender's option, to restoration to repair of the Property or to payment of such amounts, as Lender's option, of proceeds to the amounts, proceeds of proceeds to principal shall not extend or posipone, the due date of t. c. pathly installments restored to in paragraphs I said 3 hereof or change the amount of such installments. Borrower agrees to excert such further evidence of restoration of proceeds, the amount of such installments. Borrower agrees to execute such further evidence of assistants in a state of the amount of such condemnation or taking as Lender may require assistants. Botrower authorizes Lender to apply such awards, payments, proceeds or damages, after the deduction of Lend res expenses incurred in the

s on a jeaschold, to the rights of lessor under the ground lease. Property, or part thereof, or for conveyances in lieu, of condemnation, are hereby assigned to and shall, by paid, or conveyances, it this Instrument direct, or indirect, and to settle or compromise any claim in connection with any condemnation or other tar in refrect of any award, payment or claim for domages, direct or consequential, in connection with any condemnation or other tar in refrect of any award, otherwise, du lecaced, by Lender, in writing. Borrower, suriorizes Lender's option, as attorney-in-18-1.13: Borrower, to commence, appear in and prosecute, in Lender's or Borrower's name, any action or proceeding to any condemnation or theretaing of the Property, whether 11. COMBENIAATION. Borrower shall promptly notify Lender of any secton or proceed. \$ on ting to any condemnation or proceeding unless

कार कर व रोगां हेर्ड संभागत क e expiration date, the rent payable and the rent paid. Leader's request, a rent schedule for the Property, cartified by Borrower, showing the name of sch tenant, and for each tenant; the space occupied, ndependent certified public accountant. Borrower shall furnish, together with the confirm financial statements and at any other time upon the Property and a statement of changes in financial position, each in reasonable detail and certified by Florrower and, if, I ender shall require, by an Leader, within one hundred and twenty days after the end of each fiscal year c. B irr wer, a balance sheep, a statement of moome and expenses of or diffurnities of the subject to examination and despection is any reasonable to the Lender, Upon Lender's request, Berrories for the transfer and the transfe Property and copies of all written congretes leases and other instruments which a cer the Property Such books, records, congratus, leases, and other adi 19 notisrago adi 10 silusat ati Yipatito padan ot asepada abic at la amuoga 10 siogd alsitosa das ajalgmos antitiw ni avorgga yan 16. BOOKS AND RECORDS. Borrower, shall keep and maintain at all un es at Borrower's address stated below, or such other place as Lender

*INSPECTION. Lender may make or cause to be made reason die entries upon and inspections of the Property.

de or in part, by the indebtedness secured hereby. Nothit so attained in this paragraph 8 shall require Lender to incur any expense or take any applicable law. Borrower hereby covenants and agrees to to had remained to the uen of any mortgage or other lien discharged, in contracts to applicable law, in which event such amount shall bear interest at the highest tale which may be collected from Borrower under shall best interest from the date of disbursement. The rais stated in the Mote unless collection from Borrower of interest stanch rais would be seured by this Instrument. Unless Borrower ant 'Len' et agree to other terms of payment, such amounts thall be immediately due and payable and Any amounts disbursed by Lender pursu at to this paragraph 8, with interest thereon, shall become additional indebiedness of Borrower

make such appearances, disburse such a mis and take such action as Lender deems necessary, in its tole discretion, to protect Lender's interest make the property to make repairs, (iii) procurement of satisfactory in districting the property of melic repairs, (iii) procurement of satisfactory in make repairs, (iii) procurement of satisfactory in make repairs, (iii) procurement of satisfactory is make any option to renew or extend the ground lease. Agui nondo s jopuo ji is jopuo ji uspijaap jo idniqued s Bulajoan isupoodid jo suusuosuus jo 12. K ojojuo opoo Asusajosm vieumop and which affects the Property or title thereto or the interest of Lender cliercin, including, but not limited to, eminent ceqiult is com. E BEOLECLION OF IT NDE I'S SECURITY II BOTTOWer fails to perform the coverance and agreement contained in this fastiument of it any

CHECO PROLET ". Unless required by applicable law or unless Lender has otherwise agreed in writing, Borrower shall not allow changes in a the une this Instrument was executed. Borrower shall not initiate of acquieses in a change in the soning "As Acadoa of the Property without Lender's prior written consent.

i principi enchi (ee estate witing to such a ... gerrewer shall acquire such tee estate, then this instrument shall simultaneously and without further action be spread so lease by reason of said leasehold estate or said fee estate, or any part of either, coming into common ownership, unless Lender shall consent in agrees that there shall not be a merger of the ground lease, or of the leasehold estate ereated thereby, with the fee estate covered by the ground and interests, and Borrower shall not, without, the express written consent of Lender, after or amend said ground lease. Borrower covenants and Borrower shall and the lease blot catale and interests here to no committee or cancel the ground-lease creating said estate

respect to such covenants not any other covenants contained in the ground lease. and deliver to Lender the lessor's estoppel certificate, required thereunder, it any. Borrower hereby uxpressly transfers and saturate to Lender the beasers of all process and saturate to Lender the lessor's catopies of liability with the saturate contained in the ground lease, whether or not such covenants with the laster that have no liability with Borrower in any such remedial proceedings and (v) shall within thirty days after request by Lender chiefur from the lessor under the ground lesso under the ground lease by any party thereto and, if required by Lender, shall permit Lender as Borrower's stromey-in-fact to control and act for er such option becomes exercisable, (iv) shall give immediate written nouce to Lender of the commencement of any remedial proceedings ease by Borrower. (iii) shall exercise any option to remen of extend the ground lease and give written confirms thereof to Leader within thiny to Lender of any default by leasor under the ground lease or of any notice received by Borrower from such leasor of any default under the ground afithis instrument is on a lesschold. Borrower (i) shall comply with the provisions of the ground lesse, (ii) shall give immediate written notice

appliance in oc on the Property except when incident to the replacement of fatures, equipment, and appliance with tiems of tike kind. requirement shall be waived by Lender in writing; (g) shall generally operate and maintain the Projecty in a manner to ensure maximum renjals, and (b) shall give notice in writing to Lender of any action or proceeding purporting to affect the Property, the security of this instrument or the rights or powers of Lender. Meither Borrower any senant or other person purporting to affect the Property, the security of this instrument or the rights or powers of Lender. Weither Borrower any senant or other person shall remove, demolish or aller any improvement now existing or hereafter on the Property or any fature, gauginear, machinery or shall remove. the Property by a residential rental property manager satisfactory to Lender pursuant to a contract approved by Lender in writing, unless such Retures, equipment, intechinery and evolunces on the Property when necessary to keep such items in good repair, (e) shall comply with all taws. (d) shall keep the Property, including improvements, fixtures, equipment, machinery and appliances thereon in good repeir and shall replace smage, injury or loss thereto, whether or not insurance proceeds are available to cover in whole or in part the costs of such restoration or repair, of say, part of the Property to the equivalent of its original condition, or such other conditions as Lender approve in withing, in the event of any

86378958 octobre

acknowledged, setting forth the sums secured by this Instrument and any right of set-off, counterclaim or other defense which exists against such sums and the obligations of this Instrument.

- 15. UNIFORM COMMERCIAL CODE SECURITY AGREEMENT. This Instrument is intended to be a security agreement pursuant to the Uniform Commercial Code for any of the items specified above as part of the Property which, under applicable law, may be subject to a security interest pursuant to the Uniform Commercial Code, and Borrower hereby grants Lender a security interest in said items. Borrower agrees that Lender may file this Instrument, or a reproduction thereof, in the real estate records or other appropriate index, as a financing statement for any of the items specified above as part of the Property. Any reproduction of this Instrument or of any other security agreement or financing statement shall be sufficient as a financing statement. In addition, Borrower agrees to execute and deliver to Lender, upon Lender's request, any financing statements, as well as extensions, renewals and amendments thereof, and reproductions of this Instrument in such form as Lender may require to perfect a security interest with respect to said items. Borrower shall pay all costs of filing such financing statements and any extensions, renewals, amendments and releases thereof, and shall pay all reasonable costs and expenses of any record searches for financing statements Lender may reasonably require. Without the prior written consent of Lender, Borrower shall not create or suffer to be created pursuant to the Uniform Commercial Code any other security interest in said items, including replacements and additions thereto. Upon Borrower's breach of any covenant or agreement of Borrower contained in this Instrument, including the covenants to pay when due all sums secured by this Instrument, Lender shall have the remedies of a secured party under the Uniform Commercial Code and, at Lender's option, may also invoke the remedies provided in paragraph 27 of this Instrument as to such items. In exercising any of said remedies, Lender may proceed against the items of real property and any items of personal property specified above as part of the Property separately or together and in any order whatsoever, without in any way affecting the availability of Lender's remedies under the Uniform Commercial Code or of the remedies provided in paragraph 27 of this Instrument.
- 16. LEASES OF THE PROPERTY. As used in this paragraph 16, the word "lease" shall mean "sublease" if this instrument is on a leasehold. Borrower shall comply with and observe Borrower's obligations as landlord under all leases of the Property or any part thereof. Borrower will not lease any portion of the Property for non-residential use except with the prior written approval of Lender. Borrower, at Lender's request, shall furnish Lender with executed copies of all leases now existing or hereafter made of all or any part of the Property, and all leases now or hereafter entered into will be in form and substance subject to the approval of Lender. All leases of the Property shall specifically provide that such leases are subordinate to this fastiument; that the tenant attorns to Lender, such attornment to be effective upon Lender's acquisition of title to the Property; that the tenant agreed to execute such further evidences of attornment as Lender may from time to time request; that the attornment of the tenant shall not be terminged by foreclosure; and that Lender may, at Lender's option, accept or reject such attornments. Borrower shall not, without Leuder's written consen, we cute, modify, surrender or terminate, either orally or in writing, any lease now existing or hereafter made of all or any part of the Property providing for a term of three years or more, permit an assignment or sublease of such a lease without Lender's written consent, or request or consent to the subordination of any lease of all or any part of the Property to any lien subordinate to this Instrument. If Borrower becomes aware that any tena it proposes to do, or is doing, any act or thing which may give rise to any right of set-off against rent, Borrower shall (i) take such steps as shall be reasonably calculated to prevent the accrual of any right to a set-off against rent, (ii) notify Lender thereof and of the amount of said set-offs, and (ii) within ten days after such accrual, reimburse the tenant who shall have acquired such right to set-off or take such other steps as shall effectively discharge such set-off and as shall assure that rents thereafter due shall continue to be payable without set-off or deduction.

Upon Lender's request, Borrower shall assign to Landon by written instrument satisfactory to Lender, all leases now existing or hereafter made of all or any part of the Property and all security depos is made by tenants in connection with such leases of the Property. Upon assignment by Borrower to Lender of any leases of the Property, Lender st all have all of the rights and powers possessed by Borrower prior to such assignment and Lender shall have the right to modify, extend or terminate such existing leases and to execute new leases, in Lender's sole discretion.

- 17. REMEDIES CUMULATIVE. Each remedy provided in this Ingram on its distinct and cumulative to all other rights or remedies under this Instrument or afforded by law or equity, and may be exercised cone creatly, independently, or successively, in any order whatsoever.
- 18. ACCELERATION IN CASE OF BORROWER'S INSOLVENCY. (P. prower shall voluntarily file a petition under the Federal Bankruptey Act, as such Act may from time to time be amended, or under any similar or successor Federal statute relating to bankruptcy, insolvency, arrangements or reorganizations, or under any state bankruptcy or insolven y act or file an answer in an involuntary proceeding admitting insolvency or inability to pay debts, or if Borrower shall tail to obtain a vacation or (a) of involuntary proceedings brought for the reorganization, dissolution or liquidation of Borrower, or if Borrower shall be adjudged a bankrupt or if a trustee or receiver shall be appointed for Borrower or Borrower's property, or if the Property shall become subject to the jurisdiction of a Fe cral bankruptey court or similar state court, or if Borrower shall make an assignment for the benefit of Borrower's creditors, or if there is an attachmen, exception or other judicial seizure of any portion of Borrower's assets and such seizure is not discharged within ten days, then Lender may, at Lender's option, declare all of the sums secured by this Instrument to be immediately due and payable without prior notice to Borrower, and Lender may provide any remedies permitted by paragraph 27 of this Instrument. Any attorney's fees and other expenses incurred by Lender in connection with Borrower's bankruptcy or any of the other aforesaid events shall be additional indebtedness of Borrower secured by this Instrument pursuant to puragraph 8 hereof.
- TRANSFERS OF THE PROPERTY OR BENEFICIAL INTERESTS IN BORROWER; ASSUMPTION, On tale of transfer of (i) all of any part of the Property, or any interest therein, or (ii) beneficial interests in Borrower (if Borrower is not a natural person or persons but is a corporation, partnership, trust or other legal entity), Lender may, at Lender's option, declare all of the sums see and by this instrument to be immediately due and payable, and Lender may invoke any remedies permitted by paragraph 27 of this Instrume: L-Ft s option shall not apply in
 - (a) transfers by devise or descent or by operation of law upon the death of a joint tengor-or a partner;
 - (b) sales or transfers when the transferee's creditworthiness and management ability are satisfactory to Lender and the transferee has
 - the grant of a leasehold interest in a part of the Property of three years or less (or such longer lesse term as Lender may permit by prior
 - executed, prior to the sale or transfer, a written assumption and the Note; the grant of a leasehold interest in a part of the Property of three years or less (or such longer lease term as Lender than permit by prior written approval) not containing an option to purchase (except any interest in the ground lease, if this Instrument is on a leasehold); which is the ground lease of transfers of beneficial interests in Borrower provided that such sales or transfers, together with any prior sales or transfers of transfers of transfers of the ground lease, if this Instrument is on a leasehold); which is the ground lease of transfers of the ground lease, if this Instrument is on a leasehold); which is the ground lease of transfers of the ground lease of tr sales or transfers of beneficial interests in Borrower provided that such sales or transfers, together with any prior sales or transfers of
 - (a) sales or transfers of fixtures or any personal property pursuant to the first paragraph of paragraph of hereof.
- 20. NOTICE. Except for any notice required under applicable law to be given in another manner, (a) any notice to Borrower provided for in this Instrument or in the Note shall be given by mailing such notice by certified mail addressed to Borrower at Borrower's address stated below or at such other address as Borrower may designate by notice to Lender as provided herein, and (h) any notice to Lender shall be given by certified mail, return receipt requested, to Lender's address stated herein or to such other address as Lender may designate by notice to Borrower as provided herein. Any notice provided for in this Instrument or in the Note shall be deemed to have been given to Borrower or Lender when given in the manner designated herein.
- 21. SUCCESSORS AND ASSIGNS BOUND; JOINT AND SEVERAL LIABILITY; AGENTS; CAPTIONS. The covenants and agreements herein contained shall bind, and the rights hereunder shall inure to, the respective successors and assigns of Lender and Borrower, subject to the provisions of paragraph 19 hereof. All covenants and agreements of Borrower shall be joint and several. In exercising any rights hereunder or taking any actions provided for herein. Lender may act through its employees, agents or independent contractors as authorized by Lender. The captions and headings of the paragraphs of this Instrument are for convenience only and are not to be used to interpret or define the provisions
- 22. UNIFORM MULTIFAMILY INSTRUMENT; GOVERNING LAW; SEVERABILITY. This form of multifamily instrument combines uniform covenants for national use and non-uniform covenants with limited variations by jurisdiction to constitute a uniform security instrument covering real property and related fixtures and personal property. This Instrument shall be governed by the law of the jurisdiction in which the Property is located. In the event that any provision of this Instrument or the Note conflicts with applicable law, such conflict shall not affect other provisions of this Instrument or the Note which can be given effect without the conflicting provisions, and to this end the provisions of this

(salled grifo 9 alod) and to dee

ONDELICIAL United insuranent Uniform Covenants—Multifamily

This sasignment of rents of the Property shall terminate at such time as this Instrument ceases to secure indebtedness field by Lender. herein stall not cure or waive any default hereunder or invalidate any other right or remedy of Lender upplicable law or provided herein Any entering upon and taking and maintaining of one property by Lender or the meetver and any application of rents as provided

Lender to Borrower requesting payment thereof and shall bear inferest from the date of disbursement at the rate stated in the Pose unless payment of unserest at such rate would be contrary to applicable law, in which event such amounts shall bear interest at the fighest rate which may be conferred from Borrower under applicable law. paragraph 8 hereof. Unless Lender and Borrower agree in writing to other terms of payment, such amounts, shall be payable upon nounce from If the rents of the Property are not sufficient to meet the costs, it any, of taking control of and managing the Property and collecting the rents of Borrower to Lender secured by this instrument pursuant to any linds expended by Lender for such purposes shall become indebtedness of Borrower to Lender secured by this instrument pursuant to

undone by Lender under this paragraph 26. be liable to Borrawer, anyone claiming under or through Borrower or anyone having an interest in the Property by reason of anything done of left records used in the operation and maintenance of the Property and shall be liable to account only liv those rents actually recoved. Lender shall not beset or landloid of the Property and then to the sums secured by this Instrument, Lender or the receiver shall have soccess to the books and instituting, but not limited to stromey's fees, premiums on receiver's bonds, costs of institution of Borrower as institution or liability of Borrower as ent of Borrower in this Instrument shall be applied first to the costs, if any, of taking control of and managing the Property and collecting the All rents and revenues collected subsequent to delivery of written notice by Lender to Borrower of the breach by Borrower of any covenant or

sutined to receive a reasonable fee for so managing the Property. ment of Borrower in this Instrument, Borrower hereby expressly consents to the appointment of such receiver. Lende: or the receiver shall be neur, In the event Lender elects to seek the appointment of a receiver for the Property upon Botrower's by - h of any covenant or unadon of contracts providing for the management or maintenance of the Property, all on such terms as are deemed by it to protect the security moqiyeanou ot jesses, the cojjection of all tents and texenes of the majord of tepsits to the it, and the execution of perform all acts necessary and appropriate for the operation and maintenance thereof including flux not limited to the vicinity cancellation or sppointed receiver, regardlets of the adequacy of Lender's security, enter upon and take and maintain full out on it the Property in order to court. Upon Borrower's breach of any coverant or by a court.

deliver to Lender such further assignments of rents and revenues of the Property as Lender may from b' to reducer, tor more than two months prior to the due dates of anch tents. Borrower further town mants that Borrower will execute and Borrower hereby covenants that Borrower has not executed any prior assignment of said rent, that Borrower has not perform, any acts of has not executed, and will not execute, any instrument which would not of the from executing its nearly acts of the inne of execution of this instrument there has been no anti-deation, ''' epsyment of any of the grate of the Property

enant to inquire further as to the existence of a default by Borrower. therefor, delivered to each renant personally, by mail or by delivering such demand or each renant unit, without any flability on the part of said sensiti of the Property national reals payable to and pay such reader of the nations on Leader's written demand to each tenant due and impaid, and all such rents shall immediately upon delivery of such not ce be held by Botrower as trustee for the benefit of Lender only.

provided, however, that the written notice by Lender to Botrower of the breazy by Botrower ahalf contain a statement that Lender to Botrower, each rente. Botrower street the written modice of Botrower, cach in a such rente. maching full control of the Property in person, by agent or by a court-apl ointed receiver, Lender shall immediately be entitled to postestion of the Property as specified in this paragraph 26 1/4 thy same become due and payable, including burnor limited to rents then BOLLOMEL OF BUT OF ESTERMENT OF BOLLOMET IN this Justic in the state without the necessity of Lender entering upon their suc an appearate antique of an an antique of additional security on y. Upon delivery of written notice by Lender to Borrower of the present by long as no such breach has occurred, to the account of Borrower, it by ing intended by Borrower, and Lender that this saignment of rents constitutes apply the reast and revenues so collected to the sums secured by this instrument in the order provided in paragraph 3 bereof with the balance; so in this instrument, Borrower shall collect and receive all it, to and revenues of the Property as trustee for the behelt of Leader and Borrower, to ded however; that prior to written notice given by L. to Borrower of the breach by Borrower of any covenant of agreement of Borrower. gents to collect the aforesaid reads and revenues and here by directs each tenant of the Property to pay such remains or Lender or Lender's agents; part of the Property, including those now due, pass de 4, or to become due by virtue of any lease or other agreement for the occupancy or use of all or any free property, including those now due, pass de 4, or to become due by virtue of any lease or other or Lender's archedises Lender or Lender's indebredasse evidenced by the Note; Borrowe, in reby absolutely and unconditionally assigns and transfers to Lender all the rents and revenues of SE VESICIAMENT OF RENTS; APPOINT OF RECEIVER; LENDER IN POSSESSION. As part of the consideration for the

upon the Property, (i) may he say of the rights of remedies provided in the Construction Loan Agreement, (ii) may accelerate the secured by this instrument as a my e those remedies provided in paragraph 27 hereof, or (iii) may do both. If, after the commencement shall not ester any tight of second, counterclaim or defense analing our of in the folic, the Mote a to this instrument and Bot over shall not estert any right of second, counterclaim or other claim or defense analing our of in Borrower may have are not any party supplying of the Marsupplied labor, materials of services in consecution with consecucing of the Property. In Lender, in such form, a. I. inder shall direct, assignments of gapters of claims which relate to the construction of the Property and which From time to its at Lender decrins necessary to protect Lender's inferests, Borrower shall, upon request of Lender, execute and deliver to

hall be payabl ... v. an nouce from Lender to Borcower requesting payment therefor applicable law in which event such amounts shall bear interest at the highest rate which may be collected from Borrower under applicable law and nicrest from the date of disbursement at the trate stated in the Note, unless collection from Borrower of thickness at such rate would be contant to up to the principal amount of the Note shall be treated as disbursements pursuant to the Construction Loan Astroment. All such sums shall bear Construction Loan Agreement shall be indepreduces of Borrower secured by this Instrument, and such advances may be obligatory as propried in the Construction Loan Agreement. All sums disbursed by Lender prior to completion of the improvements to protect the security of this Instrument Agreement, it any, which is hereby incorporated by reference in and nade a part of this insurance, All advances made by Lender pursuants to the CONSTRUCTION LOAN PROVISIONS Bormset agrees to comply

shalling of assets in connection with the exercise of any of the remedies permitted by applicable law or provided berein: hereafter acquires a security interest in the Property and who has actual or constructive notice hereby waters in the Araba and Mississian from the property and the property an resilized upon the exercise of the remedies provided herein; Borrower, any party who consents incitizing a sign and any party who now or party. Lender shall have the right to determine the order in which any or all of the Property shall be subjected to the remedies provided hereas secured hereby are satisfied from the proceeds. WAIVER OF MARSHALLING. Notwithstanding the existence of any other security interests in the Property held by Lender or by any other

enforcement of the lien of this instrument or to any action prought to enforce the Note or any other obligation accured by this Instrument. 25. WAIVER OF STATUTE OF LIMITATIONS. Borrower hereby waives the fight to assert any statute of this festiment of the limitations as a bar to the

in each a manner, that the rate of interest computed thereby is uniform throughout the interest computer of interest computed the rest of the computer of the allocated and spread over the stated term of the Note. Unless otherwise required by applicable law, such allocation and spreading shall be effected which constitutes interest, as well as all other charges levied in nonnection with such indebtedness which constitutes interest, shall be deemed to be permitted to be collected from Borrower has been violated, all indebtedness which is secured by this Instrument or evidenced by the Note and idebiedness evidence by the Note. For the purpose of determining whether any applicable haw limiting the amount of interest of other charges er in excess of the amounts payable to Lender pursuant to such charges as reduced in the applied by Lender to reduce the principal of the endit. In which law, such charles between reduced on the extent necessary to climinate anniversity and previously pasidies separately or together with other charges levied in connection with this instrument and the Note, vivilates such law, and Borrower is entitled to the learnment and the Note are declared to be severable. In the event that any applicable law limiting the amount of interest or other charges provided to be collected from Borrower is interpreted so that any charge provided to be collected from Borrower is interpreted so that any charges and the Note; which considered to other charges

Non-Uniform Covenants. Borrow rand land with ther covening and agree as offens;

27. ACCELERATION; REMEDIES. Upon Bofrower's breach of any covenant or agreement of Borrower in this Instrument, including, but not limited to, the covenants to pay when due any sums secured by this Instrument, Lender at Lender's option may declare all of the sums secured by this Instrument to be immediately due and payable without further demand and may foreclose this Instrument by judicial proceeding and may invoke any other remedies permitted by applicable law or provided herein. Lender shall be entitled to collect all costs and expenses incurred in pursuing such remedies, including, but not limited to, attorney's fees, costs of documentary evidence, abstracts and title reports.

- 28. RELEASE. Upon payment of all sums secured by this Instrument, Lender shall release this Instrument. Borrower shall pay Lender's reasonable costs incurred in releasing this Instrument.
- 29. WAIVER OF HOMESTEAD AND REDEMPTION. Borrower hereby waives all right of homestead exemption in the Property. If Borrower is a corporation, Borrower hereby waives all right of redemption on behalf of Borrower and on behalf of all other persons acquiring any interest or title in the Property subsequent to the date of this Instrument, except decree or judgment creditors of Borrower.
- 31. The Borrower represents and agrees that the proceeds of the Note secured by this Mortgage will be used for the purpose specified in Section 6404 (1)(c) of Chapter 17 of the Illinois Revised Statutes and that the principal obligation secured hereby constitutes a business loan which comes within the purview of said paragraph.
- 32. If is convenanted and agreed that the property mortgaged herein shall at no time be made subject to any Trust Deed, Mortgage or other lien subordinate to the lien of this instructant. In the event that the property mortgaged herein does become subject to any such Trust Deed, Mortgage or other lien subordinate to the lien of this Mortgage, Lender may, at Lender's option, declare all of the sums secured by this instrument to be immediately due and payable, and Lender may invoke any remedies permitted by paragraph 27 of this instrument.

In Witness Whereor, Borrower has executed this Instrument or has caused the same to be executed by its representatives thereunto duly authorized.

I Frank			20lie mouveli
Frank Nieciecki	•		Coria Nieciecki
***************************************	en de la companya de		
******		•	55. 29 s
	· · · · · · · · · · · · · · · · · · ·	•	Borrower's Address:
		#1 1.11	156 Oliver Stree
+ +			Schaumburg, Illinois
Barander Constraint			
na kala mangalang palaka:	Surphist Cons		The state of the s

HOSPITAL AND A STATE OF A STATE O

 $(a^{(1)}, \frac{1}{2} b^{(1)}, \frac{1}{2} b^{(1)}, \frac{1}{2} b^{(1)}) = a$

Carliff Springer

Ann Specific

ochoc mont - u pspaj "

क्रम्बर्धाताः । । इसस्यकृतिकारम्

(name 7 of 8 pages).

	යි අතුරු යුතුය සංඛ්යාස්ත සියව සියවන් සියව සිය සිදිය සියව සියව සියව සියව සියව සියව සියව සි
	en de la company
	garenne parten gane, monten parten de como de la lace de la como de la como de como de como de como de la como La lace de la lace de la como de la como de la lace de la como de la como de la lace de la lace de la como de
	The most of remainings the found in the distance for a common temperature that it is the first that the second
	t Mighten is ancounted brown to the terminal of it is a control of the conserved on the title persons of any an intermediate the second of the control of th
	a topol aportuam oza kunnam acomprem sahum gost ar ametros obila o oromonist operando mengli. Dethild belah Makki da 1999 (1999) Kasalisan, mengentengan kunnam nahahar megapum bersas ditar ing serias kunnam da serias dan manam gamba mengah
	dryk om verskriter i de in maar heel see strock om strock ook is een in de interverse in de indeptelaan ei heethid 2012ah is in monthe katha on birrie en menlak. He in givere ook ook ook ook ook ook ook ook ook oo
	ල දැන්න සිටියක් යුතු කිරීම සිට සිට සිටියක් සිට සිටියක් සිට සිට සිටියක් සිටියක් සිටියක් සිටියක් සිටියක් සිටියක් සිටියක් සිටියක් සිටියක් සිටියක් සිටු සිටියක් සිටිය සිටියක් සිටියක් සිටියක් සිටියක් සිටියක් සිටියක් සිටියක් සිට
	- 10 og 2014) kild kild kalangk og bylliborer se se el till byllibere af 11kg aggyrind akar til
	an langulgen legiquiste ett fan de fan de
	pildug wasser Moter Public
••••••	(y Commission-Explication density and adhead the bearded in the beauty and present and property of the
	Thing the mode subject to ear Thing town. It through our critice store subtraction is the subject of the subject of the store of being subject to the subject of the subject of being subject to the subject of th
รถกรด _ู	oration: general partner on behalf of (name of partner on penalty) (name of cospocation) (name of cospocation)
юэ	Active to the state of the stat
,	(a) (a) Camerine (a) (a) the control and the control of the contro
312.4	A
	in the foregoing instrument was acknowledged before me this
	TATE OF ILLINOIS. CORPORATE LIMITED PARTNERSIAIS ACKNOWLEDGMENT
	Transport of the second se
	Notary Public
شبشب. قوريد	fy Commission Expires:
	The chart of the charter of the char
	(person actroewicdging)
) lisda	rice in the second of the seco
************	The foregoins instrument was acknowledged before me this
	TATE OF ILLINOIS.
	INDIAMONT FIMILED BYKLNEKZHIB YCKNOM EDCMENT
	Jane 1987
	19 Commission Expires:
	Given under my hars and official seal, this day of
	Olumiary act, for the accs and purposes therein set forth. Given under my hard and official seal, this are the seal of the se
lice an possic	
	Erank Wieciecki and Zoila Wieciecki
di Viin	Rosalle Syphoda Trank Wiecleckl and Zotla Wiecleckl Tank Wiecleckl and Zotla Wiecleckl
	LYEE OF ILLINOIS GOOK GOOK INDIVIDUAL ACCOUNTS AS:
	Oligna Amonia
	Ky Commission Expires:
	kara kanangan kanangan kanangan kanangan kanangan kanangan kanangan kanangan kanangan berangan berangan berang Kanangan kanangan kanangan kanangan kanangan kanangan kanangan kanangan kanangan berangan berangan berangan be
u peps	(state of corporation) a corporation.
	(butson schrowledging)
	(amp)
	line loregoing instrument was acknowledged before me this

UNOFFICIAL CORY 198644-9

THIS ADJUSTABLE RATE RIDER is made this 5th day of August, 1986 and is incorporated into and shall be deemed to amend and supplement the Multifamily Mortgage (the "Security Instrument") of the same date given by the undersigned (the "Borrower") to secure Borrower's Adjustable Rate Note (the "Note") to TALMAN HOME FEDERAL SAVINGS AND LOAN ASSOCIATION OF ILLINOIS (the "Lender") of the same date and covering the property described in the Security Instrument and located at:

> 156 Oliver Court, Schaumburg, Illinois (Property Address)

THE NOTE CONTAINS PROVISIONS ALLOWING FOR CHANGES IN THE INTEREST RATE AND THE MONTHLY PAYMENT. IF THE INTEREST RATE INCREASES, THE BORROWER'S MONTHLY PAYMENTS WILL INCREASE. IF THE INTEREST RATE DECREASES, THE BORROWER'S MONTHLY PAYMENT WILL DECREASE.

the provisions contained in the Note concerning per annum interest rate and monthly payment changes are as follows:

".... The initial rate of interest due and payable hereunder shall be 10.25 percent per armum. The interest note is subject to change, however, beginning or the 1st day of September, 1991 and on that day every Thirty Sixth (36th) month thereafter (the "Change Dates") subject only to the limitations at forth herein. The per annum Rate Of Interest shall be changed on such "Change Date" to a "Rate Of Interest" which equals the "Current Index Rate" plus 3.00 percent. The Current Index Rate shall be the most recent "Index Rate" available as of 30 days prior to a Change Date. "The Index Rate shall be the yield in United States Treasury securities adjusted to a constant maturity of Three Years, as made available by the Federal Reserve Board. If the Index Rate is no longer available, the nolder of the Note will choose a new index which is based upon comparable information. Written notice of the note holder's choice of a new index shall be sent to the undersigned.

Changes to the per annum rate of interest, as described above, shall be subject to the following limitations. Juring the term of the loan the per annum rate of interest on any Change Dite shall never be greater than 15.25 percent per annum or be less than 10.25 percent per annum. Late charges and default charges as specified below, however, are payable in addition to the per annum rate limitations set forth in this paragraph and nothing contained herein shall be deemed to limit the imposition of such late charges and/or default charges.

The initial monthly installment payments of principal and interest shall be in an amount necessary to amortize the original indeb edress, together with interest at the initial rate, over a Twenty Five fear period (the Amortization Period). Monthly installments of principal and interest, however, shall be changed, effective with the installment due in the month immediately subsequent to the Change Date, to an amount necessary to amortize the principal balance outstanding on such Change Date, together with interest thereon at the new per annum rate of interest over the number of years remaining in the Amortization Period. Interest on this loan shall be payable monthly in arrears, except that per diem interest from the date of disbursement to the end of the calendar month in which disbursement occurs shall be payable in advance.

IN WITNESS WHEREOF, Borrower has executed this RIDER.

Borrowers: Frank Nieciecki Zofia Nieciecki

Zofia Nieciecki

Borrowers Address: 156 Oliver Court

Schaumburg, Illinois

UNOFFICIAL COPY

ABO NOTIFI ALBERTANA

the parties of respect of the control of the first and a feet of the first back of the control o

. akand III maraka kateli utubak ku edita 1983 maraka katelia (Patagara)

😉 Prikipati memingula ng mandah ara sa mandah mengunah benis dinang mengulakengan sata. Pangunah memingula ng mandah sa mangunah mengulakengan sagit didikang tidak terbi

The Tieds was decreased to the construction of the construction of

and the standard of the control of t

A desprise and look differentially to a temporary country and the first and the desprise and the desprise and the country of t

BELLER BERGER STEELER BERGER BERGER BERGER ER STEELER BERGER BERGER BERGER

Service of the servic

Borrowsky Address (15 Oliver Course

UNOFFICIAL COPY 5 5

LEGAL DESCRIPTION Exhibit "A"

PARCEL 1: THAT PART OF LOT 18254 (EXCEPT THAT PART OF SAID LOT 18254 LYING SOUTH OF A LINE DRAWN AT 90 DEGREES TO THE EAST LINE OF SAID LOT AT A POINT ON SAID EAST LINE 195.43 FEET NORTH OF THE SOUTHEAST CORNER OF SAID LOT), IN SECTION 3, WEATHERSFIELD UNIT 18, BEING A SUBDIVISION IN THE SOUTHWEST 1/4 OF SECTION 27, TOWNSHIP 41 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS: COMMENCING ON THE EAST LINE OF SAID LOT 18254 AT A POINT 736.63 FEET NORTH OF THE SOUTHEAST CORNER OF SAID LOT 18254 (FOR THE PURPOSE OF DESCRIBING THIS PARCEL, THE WEST LINE OF SAID LOT 18254 IS TAKEN AS "NORTH AND SOUTH"); THENCE WEST 272.97 FEET TO THE POINT OF BEGINNING OF PARCEL HEREON DESCRIBED; THENCE CONTINUING WEST 51.87 FRET; THENCE NORTH 46.00 FEET; THENCE EAST 1.83 FEET; THENCE SOUTH 3.00 FEET; THENCE EAST 50.04 FEET; THENCE SOUTH 43.00 FEET; TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASELINTS FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 24584493, IN COOK COUNTY, ILLINOIS.

PI #07-27-302-022 Volume 187
156 Oliver Gourt, Schaumourg, IL

86378958

UNOFFICIAL COPY

NOTES SORES CONTACTOR "A" SLOBBERT CO

196 Viller og kraftet Veltmen Viller og 1960.