

UNOFFICIAL COPY

TRUST DEED

1987 MAY 19 PM 2:15

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THE ABOVE SPACE FOR RECORDER'S USE ONLY

THIS INDENTURE, made May 8 1987, between JAMES SUROVICK, SR. and ANGELINE SUROVICK, His Wife

herein referred to as "Mortgagors," and CHICAGO TITLE AND TRUST COMPANY, an Illinois corporation doing business in Chicago, Illinois, herein referred to 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 SIXTY FIVE THOUSAND and No/100 (\$65,000.00) 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 May 8, 1987 on the balance of principal remaining from time to time unpaid at the rate of 10% percent per annum in instalments (including principal and interest) as follows: One Thousand Three

Hundred Eighty One & 06/100 (\$1,381.06) Dollars or more on the 10th day of June 1987 and One Thousand THREE HUNDRED EIGHTY ONE, and 06/100 on the 10th day of each month thereafter until said note is fully paid except that the final payment of principal and interest, if not sooner paid, shall be due on the 10th day of May, 1992. All such payments on account of the indebtedness evidenced by said note to be first applied to interest on the unpaid principal balance and the remainder to principal; provided that the principal of each instalment unless paid when due shall bear interest at the rate of 13% per annum, and all of said principal and interest being made payable at such banking house or trust company in Chicago Illinois, as the holders of the note may, from time to time, in writing appoint, and in absence of such appointment, then at the office of Manufacturers Bank, 1200 N. Ashland Ave., Chicago, Ill. 60622

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

SEE RIDER ATTACHED HERETO AND MADE A PART HEREOF.

1300

Property address: 3611 So. Loomis Place Chicago, Illinois 60609

PIN: 17-32-300-037, & 17-32-300-038

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 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 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 S and seal S of Mortgagors the day and year first above written James Surovick, Sr. (SEAL) Angeline Surovick (SEAL) James Surovick, Sr. (SEAL) Angeline Surovick (SEAL)

STATE OF ILLINOIS, I, Irene Ford SS. a Notary Public in and for and residing in said County, in the State aforesaid, DO HEREBY CERTIFY County of Cook THAT James Surovick, Sr. and Angeline Surovick, His Wife

who personally known to me to be the same person S whose name S 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.

Given under my hand and Notarial Seal this 8th day of May 19 87. Irene Ford Notary Public

70-93-332 D4

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**UNOFFICIAL COPY**SEE RIDER ATTACHED HERETO AND MADE A PART HEREOF:

PARCEL 1: THAT PART OF THE SOUTH  $\frac{1}{4}$  OF THE NORTH  $\frac{1}{4}$  OF THE SOUTHWEST  $\frac{1}{4}$  OF SECTION 32, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS: BEGINNING AT THE POINT OF INTERSECTION OF A LINE PARALLEL TO AND 528.0 FEET NORTH OF THE SOUTH LINE, WITH A LINE PARALLEL TO AND 1166.0 FEET EAST OF THE WEST LINE OF THE NORTH  $\frac{1}{4}$  OF THE SOUTHWEST  $\frac{1}{4}$  OF SECTION 32 AFORESAID; THENCE NORTH ON LAST DESCRIBED LINE BEING THE EAST LINE OF A PRIVATE STREET KNOWN AS LOOMIS PLACE, 99.48 FEET; THENCE NORTHEASTERLY 26.51 FEET TO THE POINT OF INTERSECTION OF A LINE 1192.1 FEET EAST OF THE WEST LINE WITH A LINE PARALLEL TO AND 33 FEET SOUTH OF THE NORTH LINE OF THE SAID SOUTH  $\frac{1}{4}$  OF THE NORTH  $\frac{1}{4}$  OF THE SOUTHWEST  $\frac{1}{4}$  OF SECTION 32 AFORESAID; THENCE EAST ON LAST DESCRIBED LINE 107.0 FEET; THENCE SOUTHEASTERLY 73.08 FEET TO A POINT WHICH IS 49.43 FEET SOUTH OF THE NORTH LINE AND 1370.31 FEET EAST OF THE WEST LINE OF SAID SOUTH  $\frac{1}{4}$  OF THE NORTH  $\frac{1}{4}$  OF THE SOUTHWEST  $\frac{1}{4}$  OF SECTION 32; THENCE SOUTHWESTERLY ON A CURVE CONVEX TO THE NORTHWEST WITH A RADIUS OF 274.0 FEET A DISTANCE OF 121.45 FEET TO ITS INTERSECTION WITH A LINE PARALLEL TO AND 528.0 FEET NORTH OF THE SOUTH LINE OF THE NORTH  $\frac{1}{4}$  OF THE SOUTHWEST  $\frac{1}{4}$  OF SECTION 32 AFORESAID; AND THENCE WEST ON LAST DESCRIBED LINE 121.63 FEET TO POINT OF BEGINNING.

PARCEL 2: PART OF THE NORTHWEST  $\frac{1}{4}$  OF THE SOUTHWEST  $\frac{1}{4}$  OF SECTION 32 TOWNSHIP 39 NORTH RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT THE POINT OF INTERSECTION OF A LINE 1166 FEET EAST OF THE WEST LINE WITH A LINE 368 FEET NORTH OF THE SOUTH LINE OF SAID NORTHWEST  $\frac{1}{4}$  OF THE SOUTHWEST  $\frac{1}{4}$  OF SECTION 32 AFORESAID, THENCE EAST ON LAST DESCRIBED LINE 112.87 FEET; THENCE NORTH 59 FEET ON A LINE PARALLEL TO AND 1278.87 FEET EAST OF THE WEST LINE OF SAID NORTHWEST  $\frac{1}{4}$  OF THE SOUTHWEST  $\frac{1}{4}$  OF SECTION 32 AFORESAID THENCE NORTHEASTERLY ON A CURVE TANGENT TO LAST DESCRIBED LINE AND CONVEX TO THE NORTHWEST WITH A RADIUS OF 200 FEET A DISTANCE OF 105.86 FEET TO ITS INTERSECTION WITH A LINE PALALLEL TO AND 528 FEET NORTH OF THE SOUTH LINE OF SAID NORTHWEST  $\frac{1}{4}$  OF THE SOUTHWEST  $\frac{1}{4}$  OF SECTION 32 AFORESAID THENCE WEST ON LAST DESCRIBED LINE 140.25 FEET TO ITS INTERSECTION WITH A LINE PARALLEL TO AND 1166 FEET EAST OF THE WEST LINE OF SAID NORTHWEST  $\frac{1}{4}$  OF THE SOUTHWEST  $\frac{1}{4}$  OF SECTION 32 AFORESAID, THENCE SOUTH ON LAST DESCRIBED LINE 160 FEET TO THE PLACE OF BEGINNING, IN CHICAGO, COOK COUNTY, ILLINOIS.

Cook County Clerk's Office

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