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COOK COUNTY
FILED FOR RECORD 7 6 3 3

87317633

1987 JUN 11 AM 10:58

MORTGAGE

87317633

As now known as

FIRST ILLINOIS BANK of EVANSTON, N.A.

THIS MORTGAGE ("Security Instrument") is given on May 28, 1987. The mortgagor is First National Bank & Trust Co. of Evanston as Trustee U/T/A dated 8/20/86, Trust # 2679

("Borrower"). This Security Instrument is given to Bank of Northfield which is organized and existing under the laws of Illinois and whose address is 400 Central Avenue, Northfield, Illinois, 60093 ("Lender"). Borrower owes Lender the principal sum of One hundred thousand and no/100's Dollars (U.S. \$ 100,000.00).

15.00

This debt is evidenced by Borrower's Note dated the same date as this Security Instrument ("Note"), which provides that Borrower has opened a credit line with Lender obligating Borrower to make monthly payments of interest, with the full debt, if not paid earlier, due and payable on June 15, 1992

This Security Instrument secures to Lender: (a) the repayment of the debt evidenced by the Note and future advances made pursuant to the Note in the same extent as if such future advances were made on the date hereof and regardless of whether or not any advance has been made as of the date of this Security Instrument or whether there is any outstanding indebtedness at the time of any future advances; interest in accordance with the terms of the Note, and all renewals, extensions and modifications; (b) the payment of all other sums, with interest, advanced under paragraph 5 to protect the security of this Security Instrument; and (c) the performance of Borrower's covenants and agreements under this Security Instrument and the Note. For this purpose, Borrower does hereby mortgage, grant and convey to Lender the following described property located in Cook County, Illinois:

See Attached:

Perm Tax I.D. #04-14-200-107

which has the address of 8 Old Hunt Road, Northbrook, Illinois 60062 ("Property Address");

Together with all the improvements now or hereafter erected on the property, and all easements, rights, appurtenances, rents, royalties, mineral, oil and gas rights and profits, water, water rights, and water stock, and all fixtures now or hereafter attached to the property, all of which, including replacements and additions thereto, shall be deemed to be and remain a part of the property covered by this Mortgage; and all of the foregoing, together with said property (or the leasehold estate if this Mortgage is on a leasehold) are herein referred to as the "Property".

Borrower covenants that Borrower is lawfully seized of the estate hereby conveyed and has the right to mortgage, grant and convey the Property, and that Borrower will warrant and defend generally the title to the Property against all claims and demands, subject to any declarations, easements or restrictions listed in a schedule of exceptions to coverage in any title insurance policy insuring Lender's interest in the Property.

1. **Payment of Principal and Interest.** Borrower shall promptly pay when due the principal of and interest on the indebtedness evidenced by the Note, and late charges as provided in the Note, and the principal of and interest on any Future Advances secured by this Mortgage.

2. **Taxes; Insurance; Charges; Liens.** Borrower shall pay all taxes, hazard insurance, assessments and other charges, fines and impositions attributable to the Property. Borrower shall promptly furnish to Lender receipts evidencing such payments. Borrower shall promptly discharge any lien which has priority over this Mortgage; provided, that Borrower shall not be required to discharge any such lien so long as Borrower shall agree in writing to the payment of the obligation secured by such lien in a manner acceptable to Lender, or shall in good faith contest such lien by, or defend enforcement of such lien in legal proceedings which operate to prevent the enforcement of the lien or forfeiture of the Property or any part thereof.

3. **Hazard Insurance.** Borrower shall keep the improvements now existing or hereafter erected on the Property insured against loss by fire, hazards included within the term "extended coverage", and such other hazards as Lender may require and in such amounts and for such periods as Lender may require; provided, that Lender shall not require that the amount of such coverage exceed that amount of coverage required to pay the sums secured by this Mortgage.

The insurance carrier providing the insurance shall be chosen by Borrower subject to approval by Lender; provided that such approval shall not be unreasonably withheld. All premiums on insurance policies shall be paid by Borrower making payment, when due, directly to the insurance carrier.

All insurance policies and renewals thereof shall be in form acceptable to Lender and shall include a standard mortgage clause in favor of and in form acceptable to Lender. Lender shall have the right to hold copies of the policies and renewals thereof, and Borrower shall promptly furnish to Lender all renewal notices and all receipts of paid premiums. In the event of loss, Borrower shall give prompt notice to the insurance carrier and Lender. Lender may make proof of loss if not made promptly by Borrower.

Unless Lender and Borrower otherwise agree in writing, insurance proceeds shall be applied to restoration or repair of the Property damaged, provided such restoration or repair is economically feasible and the security of this Mortgage is not thereby impaired. If such restoration or repair is not economically feasible or if the security of this Mortgage would be impaired, the insurance proceeds shall be applied to the sums secured by this Mortgage, with the excess, if any, paid to Borrower. If the property is abandoned by Borrower, or if Borrower fails to respond to Lender within 30 days from the date notice is mailed by Lender to Borrower that the insurance carrier offers to settle a claim for insurance benefits, Lender is authorized to collect and apply the insurance proceeds at Lender's option either to restoration or repair of the Property or to the sums secured by this Mortgage.

Prepared by: J. Hornich

Mailed to: 234 of Northfield
400 Central
Northfield, IL 60093

RECORDS

Office of Cook County Clerk

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MORTGAGE

THIS MORTGAGE is executed by the First Illinois Bank of Evanston, N.A. not personally but as Trustee as aforesaid in the exercise of the power and authority conferred upon and vested in it as such Trustee and it is expressly understood and agreed that nothing herein or in said Note contained shall be construed as creating any liability on First Illinois Bank of Evanston, N.A. personally to pay the said Note or any interest that may accrue thereon, or any indebtedness accruing hereunder, or to perform any covenants either express or implied herein contained, all such liability, if any, being expressly waived for the Trustee only by every person now or hereafter claiming any right or security hereunder, and that the legal holder or holders of said Note and the owner or owners of any indebtedness accruing hereunder shall look solely to the premises hereby conveyed for the payment thereof, or to the enforcement of the lien hereby created in the manner herein and in said Note provided or by action to enforce the personal liability of any guarantor, co-signer, or endorser.

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18. Release. Upon payment of all sums secured by this Security Instrument, Lender shall release this Security Instrument without charge to Borrower. Borrower shall pay any recordation costs.

19. Waiver of Homestead. Borrower waives all right of homestead exemption in the Property.

BY SIGNING BELOW, Borrower accepts and agrees to the terms and covenants contained in this Security Instrument and in any rider(s) executed by Borrower and recorded with it.

Attest:

Charles W. Tramel
Client Executive

FIRST ILLINOIS BANK OF EVANSTON, N.A.,

~~NOT PERSONALLY, BUT AS TRUSTEE UNDER TRUST R-2679~~

By Chad N. Ford
Financial Services Officer

VICE PRESIDENT AND TRUST OFFICER

Charles W. Tramel - Vice President

and Charles W. Tramel - Client Executive

STATE OF ILLINOIS)
COUNTY OF Cook) SS

RIDER CONTAINING EXONERATION CLAUSE ATTACHED BEFORE EXECUTION

I, the undersigned, a Notary Public in and for the said County and State aforesaid, do hereby certify that _____ 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 ~~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 Notarial seal, this 4th day of June, 1987.

Catherine Collins
Notary Public

My commission expires: 11-15, 1988

STATE OF ILLINOIS)
COUNTY OF) SS

I, the undersigned, a Notary Public in and for the said County and State aforesaid, do hereby certify that _____ 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 _____ signed, sealed and delivered the said instrument as _____ 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 Notarial seal, this _____ day of _____, 19 _____.

Notary Public

My commission expires: _____, 19 _____.

87317633

L.D.

PARCEL 1:
 THAT PART OF THE NORTH 192.0 FEET OF THE SOUTH 50 RODS OF THE NORTH
 EAST 1/4 OF SECTION 14, TOWNSHIP 42 NORTH, RANGE 12 EAST OF THE THIRD
 PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS:
 BEGINNING ON THE SOUTH LINE OF SAID NORTH 192.0 FEET A DISTANCE OF
 978.99 FEET (AS MEASURED PARALLEL WITH THE NORTH LINE OF SAID SOUTH 50
 RODS) EAST OF THE WEST LINE OF THE NORTH EAST 1/4 OF SAID SECTION 14;

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FORM 3048 08

THENCE WEST PARALLEL WITH THE NORTH LINE OF SAID SOUTH 50 RODS, A
 DISTANCE OF 129.99 FEET TO THE EAST LINE OF THE WEST 849.0 FEET OF SAID
 NORTH EAST 1/4; THENCE NORTH PARALLEL WITH THE WEST LINE OF SAID NORTH
 EAST 1/4 A DISTANCE OF 192.0 FEET TO THE NORTH LINE OF SAID SOUTH 50
 RODS; THENCE EAST ALONG THE NORTH LINE OF SAID SOUTH 50 RODS A DISTANCE
 OF 502.50 FEET, MORE OR LESS TO THE WEST LINE OF THE EAST 80 RODS OF
 SAID NORTH EAST 1/4; THENCE SOUTH ALONG THE WEST LINE OF SAID EAST 80
 RODS A DISTANCE OF 16.50 FEET; THENCE WESTERLY 94.15 FEET TO A POINT
 35.0 FEET SOUTH OF, MEASURED AT RIGHT ANGLES TO THE NORTH LINE OF SAID
 SOUTH 50 RODS; THENCE WEST PARALLEL WITH THE NORTH LINE OF SAID SOUTH
 50 RODS A DISTANCE OF 94.96 FEET; THENCE WESTERLY AND SOUTHERLY ALONG A
 CURVED LINE CONCAVE SOUTHEASTERLY HAVING A RADIUS OF 197.0 FEET, A
 DISTANCE OF 242.58 FEET CHORD MEASURE, TO THE POINT OF BEGINNING

PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS AND PUBLIC UTILITIES OVER THE NORTH 1
 ROD OF THE SOUTH 50 RODS OF THE EAST 80 RODS OF THE SOUTH EAST 1/4 OF
 THE NORTH EAST 1/4 OF SECTION 14, TOWNSHIP 42 NORTH, RANGE 12 EAST OF
 THE THIRD PRINCIPAL MERIDIAN

ALSO

EASEMENT FOR INGRESS AND EGRESS AND PUBLIC UTILITIES OVER THE NORTHERLY
 AND WESTERLY AND SOUTHERLY 15.0 FEET (MEASURED AT RIGHT ANGLES TO THE
 PROPERTY LINE) OF THE PART OF THE NORTH 20 RODS OF THE SOUTH 50 RODS OF
 THE NORTH EAST 1/4 OF SECTION 14, TOWNSHIP 42 NORTH, RANGE 12 EAST OF
 THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

BEGINNING ON THE WEST LINE OF THE EAST 80 RODS OF SAID NORTH EAST 1/4
 16.50 FEET SOUTH OF THE NORTH LINE OF THE SOUTH 50 RODS OF SAID NORTH
 EAST 1/4; THENCE WESTERLY 94.15 FEET TO A POINT 35.0 FEET SOUTH OF
 MEASURED AT RIGHT ANGLES TO THE NORTH LINE OF SAID SOUTH 50 RODS AND
 THE POINT OF BEGINNING OF THE TRACT OF LAND HEREIN DESCRIBED, THENCE
 WEST PARALLEL WITH THE NORTH LINE OF SAID SOUTH 50 RODS A DISTANCE OF
 94.96 FEET; THENCE WESTERLY AND SOUTHERLY ALONG A CURVED LINE CONCAVE
 SOUTHEASTERLY AND HAVING A RADIUS OF 197.0 FEET A DISTANCE OF 242.58
 FEET CHORD MEASURE TO A POINT 192.0 FEET SOUTH OF THE NORTH LINE OF
 SAID SOUTH 50 RODS AND 978.99 FEET EAST OF THE WEST LINE OF THE NORTH
 EAST 1/4 (AS MEASURED PARALLEL WITH THE NORTH LINE OF SAID SOUTH 50
 RODS) CONTINUING THENCE SOUTHERLY ALONG THE CONTINUATION OF THE LAST
 DESCRIBED CURVE A DISTANCE OF 39.25 FEET CHORD MEASURE TO A POINT OF
 COMPOUND CURVE; THENCE SOUTHERLY AND EASTERLY ALONG A CURVED LINE
 HAVING A COMMON TANGENT WITH THE LAST DESCRIBED CURVE, CONCAVE
 NORTHEASTERLY AND HAVING A RADIUS OF 74.50 FEET A DISTANCE OF 93.78
 FEET CHORD MEASURE, THENCE SOUTHEASTERLY 32.00 FEET TO A POINT 337.87
 FEET SOUTHWESTERLY OF THE POINT OF BEGINNING, AS MEASURED ALONG A LINE
 DRAWN FROM A POINT OF BEGINNING TO A POINT ON THE NORTH LINE OF THE
 SOUTH 50 RODS OF SAID NORTH EAST 1/4 14.07 FEET EAST OF THE A LINE
 GRAB; 312.75 FEET WEST OF THE WEST LINE OF THE EAST 80 RODS OF THE
 NORTH EAST 1/4 AFORESAID, THENCE NORTHEASTERLY 337.87 FEET TO THE POINT
 OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

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SECTION

PROPERTY OF COOK COUNTY CLERK'S OFFICE

THE STATE OF ILLINOIS, COUNTY OF COOK, ss. I, Clerk of said County, do hereby certify that the within and foregoing is a true and correct copy of the original as the same appears in the records of said County.

IN WITNESS WHEREOF, I have hereunto set my hand and the seal of said County at Chicago, Illinois, this _____ day of _____, 19____.

CLERK OF COOK COUNTY