

UNOFFICIAL COPY

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TRUST DEED

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John Kearley

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FACE FOR RECORDER'S USE ONLY

THIS INDENTURE, made August 10, 1988 between John Kearley, a widower and not since remarried,

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 holder or holders of the principal Promissory Note hereinafter described, said legal holder or holders being herein referred to as Holders of the Note, in the Principal Sum of Eighty-eight hundred thirteen and 00/100

DOLLARS,

evidenced by one certain Principal Promissory Note of the Mortgagors of even date herewith, made payable to THE ORDER OF DEKREY D. F. Tabet, Inc., an Illinois corporation, and delivered, in and by which said Principal Note the Mortgagors promise to pay the said principal sum on August 10, 1989, with interest thereon from date hereof until maturity at the rate of 10 1/2 per cent per annum, payable semi-annually on the 10th day of February and of August in each year; all of said principal and interest bearing interest after maturity at the rate of 15 per cent per annum, and all of said principal and interest being made payable at such time and place in 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 D. A. Tabet, Inc., 1535 N. Algfeld Street, Chicago, Illinois in said City.

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 County of Cook AND STATE OF ILLINOIS, to wit: Lot 25 in Block 45 in Norover Highlands Unit No. 6 being a Subdivision in the Southeast Quarter of Section 30, Township 41 North, Range 10, East of the Third Principal Meridian, in Cook County, Illinois

Tax Index No. 00-30-11-03

This instrument was recorded at the office of the Recorder of Deeds, Cook County, Illinois, on August 10, 1988.

This is a true and correct copy

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which, with the property hereinafter described, is referred to herein as the "premises." TOGETHER with all improvements, tenements, easements, fixtures, and appurtenances thereto, including, 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, 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 and seal of Mortgagors the day and year first above written.

[SEAL] *John Kearley* [SEAL]
[SEAL] [SEAL]

STATE OF ILLINOIS, }
County of Cook } ss. I, the undersigned,
a Notary Public in and for the County of Cook, in the State of Illinois, DO HEREBY CERTIFY THAT
John Kearley, a widower and not since remarried,

who is 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 he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 12th day of August, 1988.

Blaine M. Roe Notary Public

Notarial Seal

