

This Indenture, WITNESSETH, That the Grantor ALKIS PASCHOS AND HELEN PASCHOS,
HIS WIFE

of the Village of Morton Gr. County of Cook and State of ILLINOIS

for and in consideration of the sum of EIGHT THOUSAND AND NO/100 Dollars
in hand paid, CONVEY AND WARRANT to ROBERT E. NOWICKI, Trustee

of the City of Chicago County of Cook and State of Illinois
and to his successors in trust hereinafter named, to the purpose of securing performance of the covenants and agreements herein, the following described real estate, together with all rents, issues and profits of said premises, situated

in the VILLAGE of MORTON GROVE County of COOK and State of Illinois, to-wit:

Lot 103 in Glen Grove Terrace being a Subdivision of part of East half
of North West Quarter of Section 13, Township 41 North, Range 12
East of the Third Principal Meridian in Maine Township in Cook County,
Illinois.

PROP. ADDRESS: 9349 Ozark, Morton Grove, Illinois
P. I. N. 09-13-107-020

Hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Illinois
IN TRUST, nevertheless, for the purpose of securing performance of the covenants and agreements herein.

WHEREAS, The Grantor ALKIS PASCHOS AND HELEN PASCHOS, HIS WIFE

justly indebted upon their one principal promissory note, bearing even date herewith, payable
to LA SALLE NORTHWEST NATIONAL BANK,

payable in 36 successive monthly installments each of \$269.58 due
on the note commencing on the 20th day of July 19 88, and on the same date of
each month thereafter, until paid, with interest prior maturity at the highest
lawful rate.

-88-511277

-88-511277

The covenants, conditions and terms of the above are as follows: (1) To pay and redeem, and the interest thereon, as herein and as said notes provided, or according to any agreement extending time of payment, (2) to pay prior to the first day of June in each year, all taxes and assessments against said premises, and on demand to exhibit receipts therefor, (3) within sixty days after destruction or damage by rebuild or restore all buildings or improvements on said premises that may have been destroyed or damaged, (4) that waste to said premises shall not be committed or suffered, (5) to keep all buildings now or at any time on said premises insured in companies to be selected by the grantee herein, who is hereby authorized to place such insurance in companies acceptable to the holder of the first mortgage indebtedness, with loss clause attached payable first, to the first Trustee or Mortgagee, and second, to the Trustee herein as their interests may appear, which policies shall be all and comply with the said Mortgagee or Trustee and the indebtedness is fully paid, (6) to pay all prior mortgages, and the interest thereon, at the time or times when the same shall become due and payable.

IN THE EVENT of failure to insure, or pay taxes or assessments, or discharge or purchase any tax lien or title affecting said premises or pay all or any part of the interest thereon from time to time, and all money so paid, the grantor agrees to repay immediately without demand, and the same with interest thereon from the date of payment at seven per cent. per annum, shall be so much additional indebtedness secured hereby.

IN THE EVENT of a breach of any of the aforesaid covenants or agreements, the whole of said indebtedness, including principal and all accrued interest shall, at the option of the legal holder thereof, without notice, become immediately due and payable, and with interest thereon from time of such breach, at seven per cent. per annum, shall be recoverable by foreclosure thereof, or by suit at law, in both the same as if all of said indebtedness had then matured by express terms.

It is Agreed by the grantor that all expenses and disbursements paid or incurred in behalf of complainant in connection with the foreclosure hereof, including reasonable solicitor's fees, outlays for documentary evidence, stenographer's charges, cost of preparing or completing abstract showing the whole title of said premises, including foreclosure decree shall be paid by the grantor, and the like expenses and disbursements occasioned by any suit or proceeding wherein the grantor or any holder of any part of said indebtedness, as such, may be a party, shall also be paid by the grantor. All such expenses and disbursements shall be an additional lien upon said premises, shall be taxed as costs and included in any decree that may be rendered in such foreclosure proceedings, which proceeding, whether decree of sale shall have been entered or not, shall not be deemed, nor a release hereof given, until all such expenses and disbursements, and the costs of suit, including solicitor's fees have been paid. The grantor, for said grantor, and for the heirs, executors, administrators and assigns of said grantor, waive all right to the possession of, and income from, said premises pending such foreclosure proceedings, and agree that upon the filing of any bill to foreclose this Trust Deed, the court in which such bill is filed, may at once and without notice to the said grantor, or to any party claiming under said grantor, appoint a receiver to take possession and charge of said premises with power to collect the rents, issues and profit of the said premises.

In the EVENT of the death, removal or absence from said Cook County of the grantor, or of his natural or future heirs, then REMOVED XXXX XXXX DENNIS TONGE of said County is hereby appointed to be first successor in this trust, and if for any like cause said first successor fail or refuse to act, the person who shall then be the acting Recorder of Deeds of said County is hereby appointed to be second successor in this trust. And when all the aforesaid covenants and agreements are performed, the grantor or his successor in trust, shall release said premises to the party entitled, on receiving his reasonable charges.

Witness the hand and seal of the grantor this 20th day of JUNE A. D. 1988.

Alkis Paschos (SEAL)
Helen Paschos (SEAL)

EXEMPT, PURSUANT TO SECTION 1-11.5
VILLAGE OF MORTON GROVE
REAL ESTATE TRANSFER TAX (SEAL)

EXEMPTION NO 8124 DATE 6-2-88
APPROVED BY [Signature]

UNOFFICIAL COPY

Bar No. 145

Trust Deed

ALKIS PASCHOS AND HELEN

PASCHOS, HIS WIFE

TO

ROBERT E. NOWICKI, Trustee

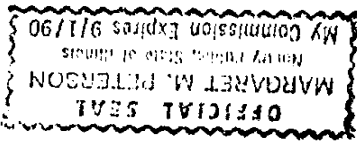
THIS INSTRUMENT WAS PREPARED BY:

DENNIS TONGE

LA SALETTE
NORTHWEST PASCO AVE. OF CHICAGO
3085 W. WASHINGTON AVE. CHICAGO, ILLINOIS
312.733.7700

Property of Cook County Clerk's Office

44-511277-88



I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that ALKIS PASCHOS AND HELEN PASCHOS, HIS WIFE, 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 in 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 _____ day of JUNE, A. D. 1988.

Margaret M. Peterson
Notary Public

State of Illinois }
County of Cook }
Ill.