

UNOFFICIAL COPY 88379251
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This Indenture, WITNESSETH, That the Grantors **NARCISO CONTRERAS AND DELIA CONTRERAS, HIS WIFE**

of the CITY of CHICAGO County of COOK and State of ILLINOIS
for and in consideration of the sum of \$6544.80 (Six Thousand Five Hundred Forty Four and 80/100 - Dollars)
in hand paid, CONVEY AND WARRANT to NEW LINCOLN HOME IMPROVEMENT CO.

of the CITY of CHICAGO County of COOK and State of ILLINOIS
and to his successors in trust hereinafter named, for the purpose of securing performance of the covenants and agreements herein, the following described real estate, with the improvements thereon, including all heating, gas and plumbing apparatus and fixtures, and everything appurtenant thereto, together with all rents, issues and profits of said premises, situated in the CITY of CHICAGO County of COOK and State of Illinois, to-wit:

LOT 47 IN SUBDIVISION OF THE NORTH 1/2 OF THE WEST 1/3 OF THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 40 NORTH, RANGE 13, LYING EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS:
3532 W. MEDILL - CHICAGO, ILLINOIS 60647

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 Grantors NARCISO CONTRERAS AND DELIA CONTRERAS, HIS WIFE

justly indebted upon THEIR principal promissory note bearing even date herewith, payable IN 36 (THIRTY SIX) EQUAL CONSECUTIVE MONTHLY INSTALLMENTS OF \$181.80 (ONE HUNDREDEIGHTY ONE AND 80/100 DOLLARS) EACH, BEGINNING SEPTEMBER 5, 1988.

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THE GRANTORS covenant and agree as follows: To pay said indebtedness, and the interest thereon, as herein and in said notes provided, or according to any agreement extending the time of payment. To pay same to the first day of 2nd mo in each year. If taxes and assessments against said premises are levied or assessed, the grantors shall pay same in full on or before the date of such levying or assessment. If any taxes or assessments are levied or assessed against said premises, the grantors shall pay same in full on or before the date of such levying or assessment. The grantors hereby authorize the trustee to place such notices in the public places acceptable to the holder of the first mortgage and to file such notices with the said Trustee or Mortgagee, and second, in the Trustee's office as the trustee may appear, which notices shall be in full compliance with the said Mortgagee or Trustee's order to file such notices to pay all sums due and payable.

In the event of failure to pay such taxes or assessments or the interest thereon, as herein provided, the grantors shall be liable for said indebtedness and the interest thereon from time to time, and all moneys so paid or discharged or purchase any tax lien or other lien on such premises, shall be paid by the grantors, and the grantors agree to repay immediately without demand, and the same with interest thereon from the date of payment at seven per cent per annum, shall be as such additional indebtedness to the trustee.

In the event of a breach of any of the aforesaid covenants or agreements the whole of said indebtedness, including interest, shall at once become due and payable, and with interest thereon from the date of such breach at seven per cent per annum, shall be recoverable by foreclosure thereof, or by suit at law, or both, the same as if all of said indebtedness had then matured by express terms.

IN WITNESS WHEREOF, the grantors have hereunto set their hands and seals, this 26th day of MARCH, A. D. 1988.
IN THE PRESENCE OF the death, removal or absence from said COOK County of the grantor, or of his refusal or failure to act, then LAWRENCE W. KARRUB of said County is hereby appointed to be first successor in the trust, and if for any like cause said first successor fails or refuses to act, the person who shall then be the acting Executor of the will of said grantors is hereby appointed to be second successor in the trust. And when all the aforesaid covenants and agreements are performed, the grantors or his successor in trust, shall release said premises to the party entitled to receive the reasonable charges.

Witness the hand and seal of the grantor of this 26th day of MARCH, A. D. 1988

Narciso Contreras (SEAL)
Delia Contreras (SEAL)

_____ (SEAL)

PERMANENT INDEX NUMBER V 373-13-35-201-013

THIS DOCUMENT PREPARED BY: RAYMOND A. KARRUB - 5865 N. LINCOLN AVE. - CHICAGO, ILLINOIS 60659

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Box No. _____
SECOND MORTGAGE

Trust Deed

MARCISO CONTRERAS AND

DELIA CONTRERAS, HIS WIFE
TO

NEW LINCOLN HOME IMPROVEMENT CO.,
5865 N. Lincoln Ave.
Chicago, Illinois 60659

88379251

Wife's Copy



DEPT-01 RECORDING \$12.00
142222 TRAN 5204 08/19/88 16:28:00
45787 B * -88-379251
COOK COUNTY RECORDER

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I, HELENE S. KORUB
County of COOK State of ILLINOIS
a Notary Public in and for said County, in the State aforesaid, do hereby certify that
MARCISO CONTRERAS AND DELIA CONTRERAS, HIS WIFE
personally known to me to be the same persons, whose names
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
17 day of MARCH, A. D. 1988
Helene S. Korub
Notary Public

Property of Cook County Clerk's Office