

THE ABOVE SPACE FOR RECORDER'S USE ONLY

THIS TRUST DEED, made JANUARY 28, 191989, between

~~Edward Cremerius~~ Martin G. Richards and Linda Richards, His Wife

herein referred to as "Mortgagors," and Edward Cremerius of Pa Cook County, Illinois, herein referred to as TRUSTEE, witnesseth THAT, WHEREAS the Mortgagors are justly indebted to the legal holders of the Promissory Note (herein called "Note") hereinafter described, said legal holder or holders being herein referred to as Holders of the Note evidenced by one certain Promissory Note of the Mortgagors of even date herewith, made payable as stated therein and delivered, in and by which said Note the Mortgagors promise to pay an Amount Financed of Six thousand eight hundred dollars and 29/100 (\$6800.29) Dollars with interest thereon, payable in installments as follows:

One hundred seventy-nine dollars and 03/100 (\$179.03) Dollars or more on the 25 day of February, 1989, and one hundred seventy-nine dollars and 03/100 (\$179.03)

Dollars or more on the same day of each month thereafter, except a final ~~payment of \$6800.29~~ until said Agreement is fully paid and except that the final payment, if not sooner paid, shall be due on the 25th day of January, 1989.

NOW, THEREFORE, the Mortgagors to secure the payment of the said sum of money 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:

THE SOUTH 1/3 OF LOT 1, IN F. BARTLESS'S 40TH AVENUE SUBDIVISION OF LOT A (EXCEPT THE RAILROAD) IN CIRCUIT COURT PARTITION OF THE SOUTHWEST 1/4 of Section 3 and THAT PART OF THE NORTHWEST 1/4 LYING SOUTH OF THE CANAL EXCEPT AND RESERVING SO MUCH OF SAID TRACT AS IS OCCUPIED BY CANAL AND ITS WATERS AND STRIP 98 FEET ON EITHER SIDE OF SAID CANAL, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

TAX ID# 19 03 309 030

PROPERTY RECORDS 12.25
14/022 1548 24 01/28/89 12.25
14317: 15 2-11-89 12.25
COOK COUNTY RECORDER

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also known as 4507 S Keating Chgo, IL, 60629 (Number and Street)

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 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 restrict by the foregoing), screens, window shades, storm doors and windows, floor coverings, 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.

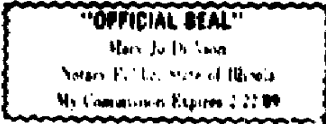
THIS TRUST DEED MAY NOT BE ASSUMED WITHOUT THE WRITTEN CONSENT OF THE LEGAL HOLDERS OF THE NOTE THAT THIS TRUST DEED SECURES.

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

Martin G. Richards [SEAL] Linda H. Richards [SEAL]
MARTIN G. RICHARDS LINDA RICHARDS

STATE OF ILLINOIS, }
County Cook } SS I, Mary Jo Dickson
a Notary Public in and for and residing in said County, in the State aforesaid, DO HEREBY CERTIFY THAT Martin G. Richards and Linda Richards, His Wife who personally known to me to be the same person _____ whose name _____ 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.



Given under my hand and Notarial Seal this 28th day of January, 1989

Mary Jo Dickson Notary Public

32025052
RECORD DATA
JAN 28 1989

12-25

