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TRUST DEED

~~AL CO~~

3-22270

THE ABOVE SPACE FOR RECORDER'S USE ONLY
1989 . between STANLEY KOWALIK and

THIS INDENTURE, made March 18,
ROMUALDA KOWALEK, his wife;

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 holders of the Instalment Note hereinafter described, said legal holder or holders being herein referred to as Holders of the Note, in the principal sum of

THIRTY THOUSAND AND NO/100 (\$30,000.00) Dollars,
evidenced by one certain Instalment Note of the Mortgagors of even date herewith, made payable to THE ORDER OF
BEARER.

and delivered, to and by which said Note the Mortgagors promise to pay the said principal sum and interest from date of disbursement on the balance of principal remaining from time to time unpaid at the rate of 7½ % per cent per annum in instalments (including principal and interest) as follows:

SEVEN HUNDRED TWENTY FIVE AND 37/100 ----- \$725.37----- Dollars or more on the 1st day of April 1989, and **SEVEN HUNDRED TWENTY FIVE AND 37/100 (\$725.37) Dollars or more on the **first** day of each month thereafter until said note is fully paid except that the final payment of principal and interest, if not sooner paid, shall be due on the **1st** day of **March, 1993**. All such payments on account of the indebtedness evidenced by said note to be first applied to interest on the unpaid principal balance and the remainder to principal; provided that the principal of each instalment unless paid when due shall bear interest at the rate of **9%** per annum, and all of said principal and interest being made payable at such banking house or trust company in **Chicago**, Illinois, as the holder of the note may, from time to time, in writing appoint, and in absence of such appointment, then at the office of **the holder of the installment / note** 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 his successors and assigns, the following described Real Estate and all of their estate, right, title and interest therein, situated, lying and being in the **City of Chicago**, **COUNTY OF** **Cook** **AND STATE OF ILLINOIS** to wit:

Lot 2 in Block 8, in Sunnyside Meadow and Thomas Country Club Addition to Chicago
a Subdivision of the North 20 acres of the South 60 acres of the Northwest Quarter
of Section 17, Township 40 North, Range 13, East of the Third Principal Meridian,
in Cook County, Illinois;

THIS INSTRUMENT PREPARED BY: Atty Arthur W. Berg-2655 N. Laramie Ave; Chgo. Ill. 60639

PTN:13-17-108-033

which, with the property hereinabove described, is referred to herein as the "premises".
TENURE WITH ALL IMPROVEMENTS: Equipment, fixtures, and appurtenances thereto belonging, and all personalty attached thereto for so long and during all such time as Mortgagor may be entitled thereto (which are pledged primarily, and by contract with Mortgagor, estate and not secondarily), and all apparatus, equipment or articles now or hereafter therein or thereon used to supply heat, air, or 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, indoor 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 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 terms and trusts herein set forth, free from all claims and demands, under and by virtue of the Homestead Exemption Laws of the State of Illinois, which he said rights and benefits the Mortgagors 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 **S** and seal **S** at Montague the day and year first above written.

Romualda Kowalik

and year first above written,
Stanley Kowalik
Stanley Kowalik

- 15 -

STATE OF ILLINOIS

Arthur W. Berg

ss
a Notary Public in and for and residing in said County, in the State aforesaid DO HEREBY CERTIFY
THAT Stanley Kowalik and Romualda Kowalik, his wife;

who are personally known to me to be the same person **S**, whose name **s are** subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that **they** **have** **signed, sealed and delivered the said instrument** **in their** **free and voluntary act, for the uses and purposes therein set forth.**

18th / day of March 1889

Arthur W. Berg

Notary Public

*3. *Conclusions**

Form 807 - Trust Deed - Individual Mortgagor - Secures One Installment Note with Interest included in Payment.

UNOFFICIAL COPY

Chicago, Illinois, 60630

452 N. Michigan Avenue
ORBIT COMPANY, INC.
ISSUE STREET ADDRESS OF ABOV

265 N. LaSalle Ave

ATTY Arthur W. Berg

MAIL TO:

CHICAGO TITLE AND TRUST COMPANY
7233A1

FOR THE PROTECTION OF YOUR PROPERTY AND
TO INSURE THE INSURANCE POLICY IS HELD
AND THAT THE INSURANCE POLICY IS HELD
BY THE INSURANCE COMPANY.

18. This trust deed and the洒水器人 who has been granted power and authority as are herein provided and the trustee of this instrument shall have the right to do all persons claiming under or by virtue of the洒水器人 whom this instrument shall have been granted power and authority as are herein provided to do all the things herein contained in this trust deed.

19. This trust deed and the洒水器人 who has been granted power and authority as are herein provided and the trustee of this instrument shall have the right to do all persons claiming under or by virtue of the洒水器人 whom this instrument shall have been granted power and authority as are herein provided to do all the things herein contained in this trust deed.

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21. This trust deed and the洒水器人 who has been granted power and authority as are herein provided and the trustee of this instrument shall have the right to do all persons claiming under or by virtue of the洒水器人 whom this instrument shall have been granted power and authority as are herein provided to do all the things herein contained in this trust deed.

22. This trust deed and the洒水器人 who has been granted power and authority as are herein provided and the trustee of this instrument shall have the right to do all persons claiming under or by virtue of the洒水器人 whom this instrument shall have been granted power and authority as are herein provided to do all the things herein contained in this trust deed.

23. This trust deed and the洒水器人 who has been granted power and authority as are herein provided and the trustee of this instrument shall have the right to do all persons claiming under or by virtue of the洒水器人 whom this instrument shall have been granted power and authority as are herein provided to do all the things herein contained in this trust deed.

24. This trust deed and the洒水器人 who has been granted power and authority as are herein provided and the trustee of this instrument shall have the right to do all persons claiming under or by virtue of the洒水器人 whom this instrument shall have been granted power and authority as are herein provided to do all the things herein contained in this trust deed.

25. The proceeds of any loan made by the洒水器人 to the trustee of this instrument shall be distributed among the洒水器人 who has been granted power and authority as are herein provided to do all the things herein contained in this trust deed, the trustee of this instrument shall be entitled to receive his proportionate share of the proceeds of any loan made by the洒水器人 to the trustee of this instrument, and the洒水器人 who has been granted power and authority as are herein provided to do all the things herein contained in this trust deed shall be entitled to receive his proportionate share of the proceeds of any loan made by the洒水器人 to the trustee of this instrument.

26. When the洒水器人 makes payment of any amount due him by the trustee of this instrument, he may apply such amount to the payment of any amount due him by the洒水器人 who has been granted power and authority as are herein provided to do all the things herein contained in this trust deed.

27. At the option of the洒水器人, the洒水器人 may require the trustee of this instrument to pay to the洒水器人 who has been granted power and authority as are herein provided to do all the things herein contained in this trust deed, the amount of any amount due him by the洒水器人 who has been granted power and authority as are herein provided to do all the things herein contained in this trust deed.

28. The trustee of this instrument may require the洒水器人 to pay to him the amount of any amount due him by the洒水器人 who has been granted power and authority as are herein provided to do all the things herein contained in this trust deed.

29. If the洒水器人 fails to pay to the trustee of this instrument the amount of any amount due him by the洒水器人 who has been granted power and authority as are herein provided to do all the things herein contained in this trust deed, the trustee of this instrument may require the洒水器人 to pay to him the amount of any amount due him by the洒水器人 who has been granted power and authority as are herein provided to do all the things herein contained in this trust deed.

30. If the洒水器人 fails to pay to the trustee of this instrument the amount of any amount due him by the洒水器人 who has been granted power and authority as are herein provided to do all the things herein contained in this trust deed, the trustee of this instrument may require the洒水器人 to pay to him the amount of any amount due him by the洒水器人 who has been granted power and authority as are herein provided to do all the things herein contained in this trust deed.

31. Members of the洒水器人 family, and spouses and dependents of members of the洒水器人 family, shall be entitled to receive dividends and interest on the amount of any amount due him by the洒水器人 who has been granted power and authority as are herein provided to do all the things herein contained in this trust deed.

32. Members of the洒水器人 family, and spouses and dependents of members of the洒水器人 family, shall be entitled to receive dividends and interest on the amount of any amount due him by the洒水器人 who has been granted power and authority as are herein provided to do all the things herein contained in this trust deed.

33. Members of the洒水器人 family, and spouses and dependents of members of the洒水器人 family, shall be entitled to receive dividends and interest on the amount of any amount due him by the洒水器人 who has been granted power and authority as are herein provided to do all the things herein contained in this trust deed.

34. Members of the洒水器人 family, and spouses and dependents of members of the洒水器人 family, shall be entitled to receive dividends and interest on the amount of any amount due him by the洒水器人 who has been granted power and authority as are herein provided to do all the things herein contained in this trust deed.