



TRUST DEED

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COOK COUNTY, ILLINOIS
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THE ABOVE SPACE FOR RECORDER'S USE ONLY

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THIS INDENTURE, made June 28 19 89, between 1410 Central St. Corp.

a corporation organized under the laws of the State of Illinois, herein referred to as "Mortgagor," and CHICAGO TITLE AND TRUST COMPANY, an Illinois corporation doing business in Chicago, Illinois, herein referred to as TRUSTEE, witnesseth:

THAT, WHEREAS the Mortgagor is justly indebted to the legal holder or 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 FIVE THOUSAND AND NO/100 Dollars,

evidenced by one certain Instalment Note of the Mortgagor of even date herewith, made payable to THE ORDER OF BEARER

and delivered, in and by which said Note the Mortgagor promises 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 11.0% per cent per annum in instalments (including principal and interest) as follows:

Three Hundred Ninety Seven and 81/100 (\$397.81) Dollars or more on the 15th day of August 19 89 and Three Hundred Ninety Seven and 81/100

Dollars or more on the 15th 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 15th day of July 1994. 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 16.0% per cent per annum, and all of said principal and interest being made payable at such banking house or trust company in Chicago

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 Water Tower Bank

in said City,

NOW, THEREFORE, the Mortgagor 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 Mortgagor to be performed, and also in consideration of the sum of One Dollar in hand paid the receipt whereof is hereby acknowledged, does by these presents CONVEY and WARRANT unto the Trustee, its successors and assigns, the following described Real Estate and all of its estate, right, title and interest therein, situate, lying and being in the City of Evanston, COUNTY OF Cook AND STATE OF ILLINOIS,

to wit:
Lots 10 and 11 in Block 4 in Evanston Park Addition being a Subdivision of Blocks 1, 2, 3 and 4 in the Resubdivision of Blocks 1, 2, 3, 4, 6 and 7 in North Evanston being in the North East fractional quarter of the North 1/2 of the South East 1/4 of Section 12, Township 41 North, Range 13 East of the Third Principal Meridian, (excepting from said Lots 10 and 11, the South 14 feet conveyed to City of Evanston for street and alley purposes) in Cook County, Illinois.

P.I.N. 10-12-205-002-0000

c/k/a 1408-14 Central, Evanston, IL

THIS TRUST DEED CONTAINS A BALLOON PAYMENT PROVISION.

which, with the property hereinafter described, is referred to herein as the "premises," TOGETHER with all improvements, tenements, easements, fixtures, and appurtenances thereto belonging, and all rents, issues and profits thereof for so long and during all such times as Mortgagor 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 restricting the foregoing), screens, window shades, storm doors and windows, floor coverings, radiator 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 mortgagor or its 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 purpose, and upon the uses and trusts herein set forth.

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 Mortgagor, its successors and assigns.

In Witness Whereof said mortgagor has caused its corporate seal to be hereunto affixed and these presents to be signed by its Assistant Vice President and attested by its Assistant Secretary on the day and year first above written, pursuant to authority given by resolutions duly passed by the Board of

Directors of said corporation. Said resolutions further provide that the note herein described may be executed on behalf of said corporation by its President and Vice President

1410 CENTRAL ST. CORP.

CORPORATE SEAL

BY: Rudolf Dymczynski Vice President
ATTEST: John F. Krawiec Assistant Secretary

STATE OF ILLINOIS, } SS. I, the Undersigned
County of Cook } a Notary Public in and for and residing in said County, in the State aforesaid, DO HEREBY CERTIFY THAT
Anna Dymczynski ~~Assistant Vice President~~ of the 1410 Central St. Corp.
John Krawiec and Vice President

OFFICIAL SEAL
RUTH HADLEY
NOTARY PUBLIC STATE OF ILLINOIS
Notary Public
COMMISSION EXP. MAY 26, 1992

GIVEN under my hand and Notarial Seal this 28th day of June, 1989.
Ruth Hadley NOTARY PUBLIC

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