

HERITAGE GLENWOOD BANK
18301 S. Halsted Street
Glenwood, Illinois 60425

9 2 32

89368973

THE ABOVE SPACE FOR RECORDERS USE ONLY

7312329D3

THIS INSTRUMENT, made June 30, 1989, between Gary A. Pater and Karen L. Pater, his wife

HERITAGE GLENWOOD BANK

an Illinois corporation doing business in Glenwood, Illinois, herein referred to as Trustee, witnesseth:
THAT, WHEREAS the Mortgagors are jointly indebted to the legal holder or holders of the Installment Note hereinafter described,
said legal holder or holders being herein referred to as Holders of this Note, in principal sum of \$1,000,000.00
ONE MILLION AND NO/100 Dollars,
evidenced by one certain Installment Note of the Mortgagors of even date herewith, made payable to BENEFIT

HERITAGE GLENWOOD BANK

and delivered, in and by which said Note the Mortgagors promise to pay the said principal interest on the balance of principal remaining from time to time unpaid at the rate of ^A per cent per annum in installments as follows:

All accrued interest on the principal balance outstanding

BEGINS on the 30th day of July 1989 and all accrued interest on the principal balance outstanding
HEREON on the 30th day of each Month thereafter until said note is fully paid except the final payment of principal and interest, if not sooner paid, shall be due on the 30th day of June 1990. 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 installment unless paid when due shall bear interest at the rate of ^{AA} per cent per annum, and all of said principal and interest being made payable at such banking house or trust company in Glenwood 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 HERITAGE GLENWOOD BANK in said City, Glenwood, Illinois

NOW, THEREFORE, the Mortgagors to secure 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, its successors and assigns, the following described Real Estate and all their estate, right, title and interest therein, situate, lying and being in the COUNTY OF Cook AND STATE OF ILLINOIS,

- * Heritage Glenwood Bank Base Rate plus .12%, Floating
- ** 7% above the rate in effect before maturity or default occurred and for additional provisions see Rider for legal description attached hereto and made a part hereof.

13.00

This instrument prepared by:
Heritage Glenwood Bank/ JoAnn Enevoldsen
18301 S. Halsted St., Glenwood, IL

P. L. N. 04-20-201-004

which, with the property hereinafter described, is referred to herein as the "premises." 2750 Maple, Glenview, IL.
TOGETHER with all improvements, tenements, encumbrances, fixtures and appurtenances thereto belonging, 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 and real estate and not secondarily), and all apparatus, equipment or articles now or hereafter located or to be used to supply heat, gas, air conditioning, water, light, power, refrigeration (whether single units or centrally controlled), and ventilation, including (but not restricting the foregoing), screens, window shades, storm doors and windows, floor coverings, ladder bolts; 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 consists of two pages, the conditions and provisions appearing on this page and on page two (the reverse side hereof) 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 of _____ and seal of _____ of Mortgagors the day and year first above written.

X [Signature] (REAL)
Gary A. Pater
SS# 333-54-2408 (REAL)

X [Signature] (REAL)
Karen L. Pater
SS# 331-42-7070 (REAL)

STATE OF ILLINOIS,
County of Cook

[Signature]
Barbara Kulsalanski
a Notary Public in and for and residing in said County, in the State aforesaid, DO HEREBY CERTIFY THAT
who [Signature] personally known to me to be the same person [Signature] whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that [Signature] signed, sealed and delivered the said instrument as [Signature] 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 7 day of July, A. D. 1989.

" OFFICIAL SEAL "
BARBARA KULSALANSKI
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 10/1/91

[Signature]
Barbara Kulsalanski
Notary Public

89368973

1. Mortgagor shall (1) promptly repair, maintain and keep in good condition... (2) keep said premises insured... (3) pay when due any indebtedness... (4) comply with all requirements of law or municipal ordinances... (5) make no material alterations... (6) make no material alterations...

IMPORTANT FOR THE PROTECTION OF BOTH THE BORROWER AND LENDER, THIS NOTE SECURED BY THIS TRUST DEED SHOULD BE IDENTIFIED BY THE TRUSTEE NAMED HEREIN BEFORE THIS TRUST DEED IS FILED FOR RECORD.

The installment note mentioned in the within Trust Deed has been identified herewith under identification No. 89-06-30 B by James F. Arnold Sr., Vice President

DELIVERY INSTRUCTIONS NAME HERITAGE GLENWOOD BANK STREET 10301 S. Halsted Street CITY Glenwood, Illinois 60425 CITY Attn: Janet Barnes

FOR RECORDERS INDEX PURPOSES INSERT STREET ADDRESS OF ABOVE DESCRIBED PROPERTY HERE 2760 Charlie Glenview, Illinois

89368973

UNOFFICIAL COPY

89368973

RIDER

2750 Charlie, Glenview, Illinois

LOT 9 IN SEMAR SUBDIVISION BEING A SUBDIVISION IN THE NORTHEAST
1/4 OF SECTION 20, TOWNSHIP 42 NORTH, RANGE 12, EAST OF THE THIRD
PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS
P.I.N. #04-20-201-004

Property of Cook County Clerk's Office

This mortgage secures a revolving credit indebtedness. Pursuant to the provisions of Illinois Revised Statutes Chapter 17, Paragraph 312.2, Section 5c, this mortgage secures any existing indebtedness and also secures future advances, not to exceed the principal sum of the note, to the same extent as if such future advances were made on the date of the execution of such mortgage or deed of trust, although there may be no advance made at the time of execution of such mortgage or other instrument, and although there may be no indebtedness outstanding at the time any advance is made.

89368973