



TRUST DEED

This instrument was prepared by: Sherwin M. Winer, 205 W. Randolph St Chicago, Ill. 60606

CTTC 7

THE ABOVE SPACE FOR RECORDER'S USE ONLY

THIS INDENTURE, made OCTOBER 24 19 90, between VINCENT PIZANO and IRMA PIZANO, 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 FORTY-TWO THOUSAND AND NO/100 (\$42,000.00)

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

and delivered, in and by which said Note the Mortgagors promise to pay the said principal sum and interest from October 24, 1990 on the balance of principal remaining from time to time unpaid at the rate of 11 7/8% per cent per annum in instalments (including principal and interest) as follows:

FOUR HUNDRED SEVENTY-SEVEN & 38/100 (\$477.38) ----- Dollars or more on the 24th day of November 19 90 and FOUR HUNDRED SEVENTY-SEVEN & 38/100 (\$477.38) ----- Dollars or more on the 24th 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 24th day of October, 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 thirteen per annum, and all 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 MARTHA BIELAT 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, 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 CITY OF CHICAGO COUNTY OF COOK AND STATE OF ILLINOIS, to wit:

Lot Twenty-nine (29) in Block One (1) in Hurst and Douglass' Subdivision of the East Nineteen (19) acres of the West Thirty-eight (38) acres of the North West Quarter of the South West Quarter of Section Thirty-six (36), Township Forty (40) North, Range Thirteen (13), East of the Third Principal Meridian, in Cook County, Illinois.

Commonly known as 1911 North Whipple, Chicago, Ill. 60647. P.I.# 13-36-303-016

SEE RIDER ATTACHED HERETO AND MADE A PART HEREOF FOR FURTHER PROVISIONS OF THIS TRUST DEED. 90524823 \$14.25 90524823 TRAN 9153 10/26/90 16:41:00 COOK COUNTY RECORDER

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 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 restricting the foregoing), screens, window shades, storm doors and windows, floor coverings, inador 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 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 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 hands and seal s of Mortgagors the day and year first above written. VINCENT PIZANO IRMA PIZANO

STATE OF ILLINOIS, I, Sherwin Winer, a Notary Public in and for and residing in said County, in the State aforesaid, DO HEREBY CERTIFY THAT VINCENT PIZANO and IRMA PIZANO, 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 signed, sealed and delivered the said Instrument as their free and

OFFICIAL Notary Seal, Sherwin Winer, Notary Public, State of Illinois, My Commission Expires Dec. 13, 1991

Notary Public, 24th day of October 19 90



# UNOFFICIAL COPY

RIDER ATTACHED TO AND MADE A PART OF THAT CERTAIN TRUST DEED, DATED OCTOBER 24, 1990, WHEREIN VINCENT PIZANO AND IRMA PIZANO, HIS WIFE, ARE MORTGAGORS, AND CHICAGO TITLE AND TRUST COMPANY, IS TRUSTEE, COVERING THE PREMISES COMMONLY KNOWN AS 1911 NORTH WHIPPLE STREET, CHICAGO, ILLINOIS.

THE FOLLOWING ARE FURTHER PROVISIONS WHICH ARE MADE A PART OF AND INCORPORATED IN THE AFORESAID TRUST DEED.

The mortgagors herein may, at any time hereunder, prepay all or part of the sums due and owing under this instrument without penalty.

This mortgage and the note in support hereof, all sums secured hereby, shall become due and payable at the option of the mortgagee and with notice to mortgagors upon the conveyance of mortgagors' title to all or any portion of said mortgaged property and premises or upon the vesting of such title in any manner in persons or entities other than, or with mortgagors.

All sums due and owing under this trust deed, and note secured thereby, shall be due and payable on the 1st day of each and every month. Notwithstanding anything to the contrary, no payment called for thereunder shall be deemed late and subject to late penalties unless made ~~after the 15th day~~ /15 days after the payment due date of any month under the terms of said trust deed and note.

Mortgagors agree to and shall obtain and maintain, at mortgagors expense, fire and extended coverage in the amount equal to the purchase price of said premises, namely, the amount of \$55,000.00, and shall further obtain sufficient liability coverage satisfactory to mortgagees, during the term of this trust deed and note. Mortgagors shall further see that mortgagees hereunder are named as additional insureds on all insurance coverage on the subject premises.

Mortgagors agree to and shall pay all real estate taxes assessed against the subject premises, and all insurance coverage for the subject premises as called for herein, in a good and timely manner and shall exhibit to mortgagees, immediately upon payment of any such sum, a paid receipt for such real estate taxes or insurance coverage premiums. In the event mortgagors fail to make any such payment in a timely manner, then and in that event mortgagees, at their option and with notice to mortgagors, may elect to pursue any remedy at law available to them, including but not limited to increase in interest rate pursuant to the terms of said trust deed and note, or foreclosure of said instruments.

90524823

765001



# UNOFFICIAL COPY

4

STATE OF ILLINOIS  
COUNTY OF COOK

OFFICE OF CLERK OF COOK COUNTY

NOTICE OF PUBLIC HEARING

PROPOSED CHANGES TO THE  
OFFICIAL CODE OF ANIMALS

THE BOARD OF ANIMAL CONTROL  
AND CARE HAS SET FOR  
PUBLIC HEARING

ON THE PROPOSED CHANGES  
TO THE OFFICIAL CODE OF ANIMALS  
ON THE DATE AND AT THE PLACE  
HEREINAFTER SET FORTH

TO VOTE ON THE PROPOSED  
CHANGES TO THE OFFICIAL CODE  
OF ANIMALS AND TO ADOPT  
THE PROPOSED CHANGES TO  
THE OFFICIAL CODE OF ANIMALS

ESKAS:00

ESKAS:00

Property of Cook County Clerk's Office