



TRUST DEED

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THE ABOVE SPACE FOR RECORDER'S USE ONLY

THIS INDENTURE, made December 5, 1990 between RONALD D. ALLAN AND JOANNE ALLAN, His Wife, of 2421 N. Central Park Avenue, Chicago, Illinois 60647

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-Five Thousand (\$35,000.00)

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

and delivered, in and by which said Note the Mortgagors promise to pay the said principal sum and interest from December 5, 1990 on the balance of principal remaining from time to time unpaid at the rate of 4 % per cent per annum in instalments (including principal and interest) as follows:

Thirty-Five Thousand (\$35,000.00) Dollars or more on the 1st day of January 1990, and Thirty-Five Thousand (\$35,000.00) Dollars or more on the 1st 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 31st day of December, 2000. 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 4 % 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 NANCY G. ALLAN 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:

THE NORTH 22 FEET OF LOT 30 AND THE SOUTH 8 FEET OF LOT 31 IN S. A. SMALLEY'S SUBDIVISION OF THE WEST HALF OF LOT 16 IN KIMBELL'S SUBDIVISION OF THE EAST HALF OF THE SOUTH WEST QUARTER AND THE WEST HALF OF THE SOUTH EAST QUARTER OF SECTION 26, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT 25 ACRES IN THE NORTH EAST CORNER THEREOF), IN COOK COUNTY, ILLINOIS

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1990-01 RECORDING 12:33:00 12/24/90 12:33:00 2836 C *-90-621537 COOK COUNTY RECORDER

Commonly Known as: 2421 N. Central Park Avenue, Chicago, Illinois P.I. NO.: 13-26-423-013-0000

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, 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 hand and seal of Mortgagors the day and year first above written.

Ronald D. Allan [SEAL] Joanne Allan [SEAL]

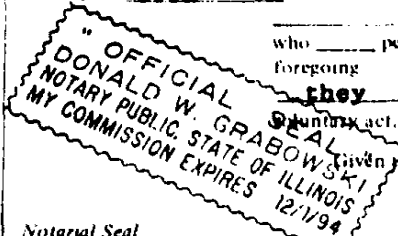
Handwritten signature and initials

STATE OF ILLINOIS,) SS a Notary Public in and for and residing in said County, in the State aforesaid, DO HEREBY CERTIFY County of Cook) THAT RONALD D. ALLAN AND JOANNE ALLAN, HIS WIFE

who personally known to me to be the same person as whose names 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 voluntary act, for the uses and purposes therein set forth

Given under my hand and Notarial Seal this 5th day of December 1990

Notary Public



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PLACE IN ENCLOSURE CHICAGO, ILLINOIS (312) 553-7788

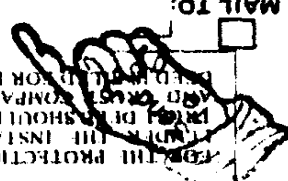
MAIL TO: EDWARD G. SHENNO ATTORNEY AT LAW 4801 W. PETERSON AVENUE SUITE 300 CHICAGO, ILLINOIS 60640

FOR RECORDERS' WORK PURPOSES INSERT STREET ADDRESS OF ABOVE DESCRIBED PROPERTY HERE 2421 N. Central Park Avenue Chicago, Illinois

THE COVENANTS, CONDITIONS AND PROVISIONS REFERRED TO ON PAGE 1 (THE REVERSE SIDE OF THIS TRUST DEED):

- 1. Mortgages shall keep all buildings and improvements now or hereafter situated on said premises insured against loss or damage by fire... 2. Mortgages shall pay before any penalty attached all general taxes... 3. Mortgages shall keep all buildings and improvements now or hereafter situated on said premises insured against loss or damage by fire... 4. In case of default herein, Trustee or the holders of the note may, but need not, make any payment or perform any act hereinbefore required of Mortgages in any form and manner deemed expedient and may, but need not, make full or partial payments of principal or interest on prior encumbrances...

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