

UNOFFICIAL COPY



TRUST DEED

768249

1991 OCT 10 PM 12:19

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THE ABOVE SPACE FOR RECORDER'S USE ONLY

THIS INDENTURE, made September 30 1991, between
MCCOOK ENTERPRISES, INC.,

a corporation organized under the laws 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 -

NINETY THOUSAND AND NO/100 (\$90,000.00) DOLLARS

Dollars,

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

WEINER, ROBBINS, TUNKEY, ROSS, AMSEL & RABIN P.A.
and delivered, in and by which said Note the Mortgagor promises to pay the said principal sum in instalments as follows:

see Exhibit A attached hereto.

_____ Dollars or more
on the _____ day of _____ 19____ and _____ Dollars or more on the _____ day of _____
each _____ thereafter, to and including the _____ day of _____ 19____, with a final payment of the balance
due on the _____ day of _____ 19____, with interest from _____ on the principal balance
from time to time unpaid at the rate of _____ per cent per annum; each of said instalments of principal bearing interest after
maturity at the rate of _____ per cent per annum, and all of said principal and interest being made payable at such banking
house or trust company in _____ 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 _____

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 Chicago COUNTY OF Cook AND STATE OF ILLINOIS, to wit:

See Exhibit B attached hereto.

15.00

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, 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
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 purposes, 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 _____ directors _____ of said corporation.

Said resolutions further provide that the note herein described may be executed on behalf of said corporation by its _____

McCook Enterprises, Inc.

CORPORATE
SEAL

BY _____ President

ATTEST: _____ Assistant Secretary

STATE OF ILLINOIS

County of Cook } ss.

Albert Berland

Notary Public in and for and residing in said County, in the State aforesaid, DO HEREBY CERTIFY THAT

_____ Assistant Vice President of the _____

and _____ Assistant Secretary

of said Company, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such
Assistant Vice President and Assistant Secretary, respectively, appeared before me this day in person and acknowledged that they
signed and delivered the said instrument as their own free and voluntary act and as the free and voluntary act of said Company, for

"OFFICIAL SEAL" of the corporate seal of said Company, did affix the corporate seal of said Company to said instrument as said Assistant
Secretary's own free and voluntary act and as the free and voluntary act of said Company, for the uses and purposes therein set forth.

Notary Public Cook County, Illinois
My Commission Expires Oct. 25, 1991

Notarial Seal

3 day of October 1991
B. Coleite NOTARY PUBLIC

BOX 333

FOR RECORDER'S INDEX PURPOSES
INSERT STREET ADDRESS OF ABOVE
DESCRIBED PROPERTY HERE

17/11/1951

Identification No. 763892

THE COVENANTS, CONDITIONS AND PROVISIONS REFERRED TO ON PAGE 1 (The Reverse Side of This Trust Deed):

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1401 4 71-58-623

1103-606

STREET, MEASURED ALONG THE NORTHEASTERLY LINE OF SAID LOT 1;
 AFORESAID, 92.26 FEET SOUTHEASTERLY FROM THE SOUTHEAST LINE OF GROVE
 TO A POINT ON THE NORTHEASTERLY LINE OF SAID LOT 1 IN BLOCK 4,
 RAILROAD COMPANY'S NORTHEASTERLY MAIN TRACK 357.25 FEET, MORE OR LESS,
 THE TANGENT PORTION OF THE CENTERLINE OF THE CHICAGO AND ALTON
 THENCE NORTHEASTERLY PARALLEL WITH AND 25.00 FEET NORTHEASTERLY FROM
 STREET ALONG THE NORTHEASTERLY LINE OF SAID LOT 8;
 34.81 FEET SOUTHEASTERLY MEASURED FROM THE SOUTHEASTERLY LINE OF GROVE
 ALTON RAILROAD COMPANY'S NORTHEASTERLY MAIN TRACK, SAID POINT BEING
 PARALLEL WITH THE TANGENT PORTION OF THE CENTERLINE OF CHICAGO AND
 AFORESAID; SAID POINT BEING ON A LINE 25.00 FEET NORTHEASTERLY OF AND
 OR LESS, TO A POINT IN THE NORTHEASTERLY LINE OF LOT 8 IN BLOCK 4,
 NORTHEASTERLY INTERSECTION OF 106 DEGREES 22 MINUTES 15.63 FEET, MORE
 THENCE NORTHEASTERLY AT AN ANGLE WITH THE ABOVE DESCRIBED LINE IN THE
 NORTHEAST INTERSECTION OF 90 DEGREES 21 MINUTES 30.27 FEET;
 THENCE SOUTHEASTERLY AT AN ANGLE WITH THE ABOVE DESCRIBED LINE IN
 365.00 FEET;
 THENCE SOUTHEASTERLY ALONG THE SOUTHEASTERLY LINE OF GROVE STREET,

BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 1 IN BLOCK 4, AFORESAID;

FOLLOWS:

OF AND ADJACENT TO GROVE STREET, BEING MORE PARTICULARLY DESCRIBED AS
 RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTHEASTERLY
 SOUTH BRANCH ADDITION TO CHICAGO IN SECTION 28, TOWNSHIP 39 NORTH,
 6, 7 AND THE NORTHEASTERLY 15.00 FEET OF LOT 8, ALL IN BLOCK 4 IN THE
 A PIECE OR PARCEL OF LAND COMPRISING A PORTION OF LOTS 1, 2, 3, 4, 5,
 PARCEL 2.
 9 AND 8 TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS;

THENCE NORTHEASTERLY, ALONG THE NORTHEASTERLY LINE OF LOTS 12, 11, 10,
 9 AND 8 TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS;
 SOUTH BRANCH ADDITION;
 FEET, MORE OR LESS, TO THE NORTHEASTERLY LINE OF LOT 12 OF SAID BLOCK
 THENCE SOUTHEASTERLY, ALONG SAID PARALLEL LINE, A DISTANCE OF 121.00
 SOUTHWARD MAIN TRACK (FORMER GULF, MOBILE AND OHIO RAILROAD);
 FEET NORMALLY DISTANT NORTHEASTERLY FROM THE CENTERLINE OF GRANTOR'S
 125.00 FEET, MORE OR LESS, TO A LINE THAT LIES PARALLEL TO AND 11.00
 THENCE SOUTHEASTERLY, ALONG SAID NORTHEASTERLY FACE, A DISTANCE OF
 EXISTING RETAINING WALL;
 36.00 FEET, MORE OR LESS, TO THE NORTHEASTERLY FACE OF GRANTOR'S
 SAID CUNEO PROPERTY AND ITS PROLONGATION SOUTHEASTERLY, A DISTANCE OF
 NORTHEASTERLY LINE OF LOT 8, BEING ALONG THE SOUTHEASTERLY LINE OF
 MINUTES IN THE SOUTHEAST QUADRANT OF THE INTERSECTION WITH SAID
 THENCE SOUTHEASTERLY, ALONG A LINE MAKING AN ANGLE OF 89 DEGREES 29

DEED DATED JUNE 16, 1928;
 AN EARLY PREDECESSOR OF GRANTOR, TO CUNEO PRINTING INDUSTRIES, INC. BY
 AND W. G. BIERD, RECEIVERS OF THE CHICAGO AND ALTON RAILROAD COMPANY,
 SOUTHWEST CORNER OF THAT REAL ESTATE CONVEYED BY WILLIAM W. WHELOCK
 FROM THE NORTHWEST CORNER OF SAID LOT 8, SAID POINT BEING THE
 SAID SOUTH BRANCH ADDITION, A DISTANCE OF 15.00 FEET SOUTHEASTERLY
 BEGINNING AT A POINT ON THE NORTHEASTERLY LINE OF LOT 8, BLOCK 4 OF

DESCRIBED AS FOLLOWS:

PART OF LOTS 8, 9, 10, 11 AND 12 AND VACATED ALLEY BETWEEN LOTS 8 AND 11,
 9 IN BLOCK 4, SOUTH BRANCH ADDITION, SECTION 28, TOWNSHIP 39 NORTH,
 RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, MORE PARTICULARLY

PARCEL 1:

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THENCE NORTHWESTERLY ALONG THE SAID NORTHEASTERLY LINE OF SAID LOT 1, 92.26 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS;

PARCEL '3':

LOTS 44 TO 56, BOTH INCLUSIVE, IN CRANE'S SUBDIVISION OF PART OF THE EAST 1/2 OF THE NORTH WEST 1/4 OF SECTION 28, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

PARCEL '4':

LOTS 42 AND 43 (EXCEPT THE NORTH 16 1/2 FEET OF SAID LOTS TAKEN FOR WIDENING 22ND STREET AND EXCEPT THE EAST 22 1/2 FEET OF SAID LOT 42 CONDEMNED FOR EXTENSION OF SOUTH CANAL STREET) IN CRANE'S SUBDIVISION OF PART OF THE EAST 1/2 OF THE NORTH WEST 1/4 OF SECTION 28, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

PARCEL '5':

Lots 5, 6, 7, 8 and 9 in block 3 in the South Branch addition to Chicago in Section 28, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

17-28-103-010
17-28-104-001
17-28-104-007
17-28-104-075
17-28-104-079

commonly known as 2242 S
Grove, Chicago, Ill.

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Property of Cook County Clerk's Office

01/24/11