



## TRUST DEED

705895

CTTC 7

UNOFFICIAL COPY 732058791

THIS INDENTURE, made January 24 KIM, his wife	1991, between MYUNG GYUM KIM and SOON EH
<p>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:</p> <p>THAT, WHEREAS the Mortgagors are justly indebted to the legal holders of the Instalment Note hereinabove described, said legal holder or holders being herein referred to as Holders of the Note, in the principal sum of THREE HUNDRED THIRTY-SEVEN THOUSAND FIVE HUNDRED and 00/100 (\$337,500.00) Dollars, evidenced by one certain Instalment Note of the Mortgagors of even date herewith, made payable to THE ORDER OF BEARER</p> <p>and delivered, in and by which said Note the Mortgagors promise to pay the said principal sum and interest from January 24, 1991 on the balance of principal remaining from time to time unpaid at the rate of TEN (10%) percent per annum in instalments (including principal and interest) as follows:</p> <p>FIVE THOUSAND ONE HUNDRED TWENTY-ONE and 28/100 (\$5,121.28) Dollars or more on the 24th day of February 1991 and FIVE THOUSAND ONE HUNDRED TWENTY-ONE and 28/100 (\$5,121.28) 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 January, 1999. 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 fifteen (15%) 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 Sylvia Sotiras in said City,</p> <p>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 VILLAGE OF OAK PARK COUNTY OF COOK AND STATE OF ILLINOIS, to wit:</p>	
SEE ATTACHED EXHIBIT A INCORPORATED HEREBY BY THIS REFERENCE.	
which, with the property hereinabove 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, indoor 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 hand <u>      </u> and seal <u>      </u> of Mortgagors the day and year first above written.	
MYUNG GYUM KIM	[ SEAL ]
SOON EH KIM	[ SEAL ]
[ SEAL ]	[ SEAL ]
STATE OF ILLINOIS, County of <u>Cook</u>	
I, a Notary Public in and for and residing in said County, in the State aforesaid, DO HEREBY CERTIFY THAT <u>MYUNG GYUM KIM and SOON EH KIM, his wife</u>	
who <u>      </u> personally known to me to be the same person <u>      </u> whose name <u>      </u> are <u>      </u> subscribed to the foregoing instrument appeared before me this day in person and acknowledged that <u>      </u> signed, sealed and delivered the said instrument as <u>      </u> their <u>      </u> free and clear of all liens, encumbrances and charges, for the uses and purposes therein set forth.	
OFFICIAL SEAL MIDWEST NOTARIAL Commission No. 225411 Expiration Date July 30, 1994	
24 day of <u>Jan</u> 19 <u>91</u> .	
Notary Public	

Notarial Seal

Form 807 Trust Deed — Individual Mortgagor — Secures One Instalment Note with Interest Included in Payment.  
R. 11/75

**UNOFFICIAL COPY**

IMPORTANT! FOR THE PROTECTION OF BOTH THE BORROWER AND LENDER THIS INSTRUMENT NOTE IS SERVED ON CHICAGO TITLE AND TRUST COMPANY, TRUSTEE, BEFORE THE TRUST DEED IS FILED FOR RECORD.	
FOR THE PROTECTION OF BOTH THE BORROWER AND LENDER THIS INSTRUMENT NOTE IS SERVED ON CHICAGO TITLE AND TRUST COMPANY, TRUSTEE, BEFORE THE TRUST DEED IS FILED FOR RECORD.	
RECORDED IN INDEX PURCHASES RECORDED IN INDEX PURCHASES	

15. This Trust, Deed and all provisions hereof, shall extend to and be binding upon all persons and all successors claiming under or through heirs, devisees, and the word "legatees", whom used herein shall include all such persons and all predecessors claiming under or through the testator, and all the provisions herein shall be construed so as to give effect to the intent of the testator.

permits for that purpose.

19. No action for the enforcement of the lien or of any provision hereof shall be subject to any defense which would not be good and available to the party to whom upon the facts he may be entitled to assert.

8. The proceeds of any forfeiture shall be distributed in the following order of priority: First, on account of all costs and expenses which accrued in the course of the proceeding; second, on account of the principal and incidental expenses which accrued in the course of the proceeding; third, all principal and incidental expenses which accrued in the course of the proceeding; fourth, any surplus to motorcarriers, telegraph companies, or other persons entitled thereto.

much addditional information needed to determine security levels in a system, and immediately derive and analyze, in any otherwise rate the probability that such an attack will succeed, given the current state of the system.

7. When the funds of a society are used for the expenses of other organizations or institutions, the right to record, however, would be limited to the amount due to the organization concerned.

At the bottom of the page in this note, and within the notice to the controller of the Postmaster General, there is a short section which reads as follows:

3. The trustee of the holding of the notes especially concerned must be given the right to inspect the books and papers of the company and to require the production of any documents or papers which he may require.

The holders of the note to protect the motoraged premises and the house may be so much difficult as to make it impossible to receive compensation for each miller's note.

3. Major categories shall keep full records of all premiums collected on solid waste disposal and improvements now or hereafter given by law to have its taxes so increased as to provide for damage by fire.

2. Mortgagors shall pay all taxes, assessments, rates, charges, expenses, costs and incidental expenses except as provided by law or in the mortgage agreement, which may be levied or imposed on the property or on the mortgaged premises.

1. Allegations shall (a) provide, restore or rebuild any buildings or improvements now or hereafter on the premises now or heretofore used and the time when such buildings or improvements were used or occupied by the lessee; (b) make and

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## EXHIBIT A

Lots 4 to 11 both inclusive, in Block 3 in Rossell's Addition to Oak Park, being a Subdivision of the North 20 acres of the West 25 acres of the North 75 acres of the North West Quarter of Section 5 and the North 20 acres of the East 25 acres of the North 75 acres of the North East Quarter of Section 6, in Township 39 North, Range 13, East of the Third Principal Meridian.

Permanent Index Nos. 16-06-207-001  
16-06-207-002  
16-06-207-003  
16-06-207-004  
16-06-207-005  
16-06-207-006  
16-06-207-007  
16-06-207-008

Commonly know as: 6407-6421 West North Avenue  
Oak Park, Illinois

• DEPT-01 RECORDING \$14.00  
• 16111 TRAM 7240 02/06/91 15:38:00  
• 4304 E A \*-91-058791  
• COOK COUNTY RECORDER

91058791

14.00

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