



TRUST DEED

UNOFFICIAL COPY

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THE ABOVE SPACE FOR RECORDER'S USE ONLY

THIS INDENTURE, made February 26, 19 91, between MIODRAG PAVLOVIC and RADMILA PAVLOVIC, 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

SIXTY FIVE THOUSAND (\$65,000.00) AND NO/100----- 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 March 1, 1991 on the balance of principal remaining from time to time unpaid at the rate of TEN percent per annum in instalments (including interest) as follows:

FIVE HUNDRED FORTY ONE (\$541.67) AND 67/100----- Dollars or more on the 1st day of April 19 91, and FIVE HUNDRED FORTY ONE AND 67/100----- 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 1st day of March, 1994. 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 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 SPACE REALTY & MORTGAGE CO., 1635 W. Montrose Ave., Chicago, IL 60613

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 East 34.63 feet of Lot 16 (as measured on the North line of said Lot 16) together with all vacated alley lying South of and adjoining said East 34.63 feet of Lot 16 in 8 addition to Lincoln Avenue Gardens a Subdivision of parts of Lots 1 and 4 in part of vacated area adjoining said Lots in Subdivision of the North 10 acres of the West 1/2 of the North West 1/4 of Section 35, Township 41 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois.

STREET ADDRESS: 3915 W. Touhy, Lincolnwood, IL 60645
PIN: 10-35-100-038

DEPT-01 RECORDING \$13.29
T#2222 TRAN 5847 03/05/91 11:48:00
#5622 # B \*-91-097326
COOK COUNTY RECORDER

This instrument prepared by: A. E. Mossner, 105 W. Madison, Chicago, IL 60602

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 in 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, in-door beds, awnings, stoves and space 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 s and seal s of Mortgagors the day and year first above written.

MIODRAG PAVLOVIC (SEAL) RADMILA PAVLOVIC (SEAL)

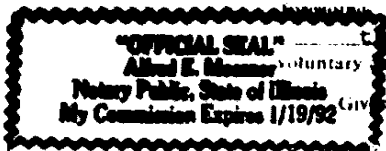
STATE OF ILLINOIS

County of Cook

ALFRED E. MOSSNER

a Notary Public in and for and residing in said County, in the State aforesaid, DO HEREBY CERTIFY THAT MIODRAG PAVLOVIC and RADMILA PAVLOVIC, his wife

who are personally known to me to be the same person s whose name s are subscribed to the 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 1st day of March 19 91.

Alfred E. Mossner Notary Public

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MAIL TO: SPACE REALTY & MORTGAGE CO. 1635 W. MONTROSE AVE. CHICAGO, IL 60613

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

CHICAGO TITLE AND TRUST COMPANY, Trustee, Identification No. 766191

IMPORTANT! FOR THE PROTECTION OF BOTH THE BORROWER AND TRUST COMPANY, TRUSTEE, BEFORE THE TRUST DEED IS FILED FOR RECORD

1. Borrower shall... 2. Trustee shall... 3. Trustee shall release... 4. In case of default... 5. The Trustee... 6. Mortgagee... 7. When the... 8. The proceeds... 9. Upon... 10. The action... 11. Trustee... 12. Trustee has no duty... 13. Trustee shall release... 14. Trustee may resign... 15. This Trust Deed... 16. Before releasing... 17. Borrower shall receive...

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

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