

UNOFFICIAL COPY

TRUST DEED | 0 0 6 | 91100616

Date Feb 25, 1991

THIS INSTRUMENT WITNESSETH, That the undersigned as grantors, of the City of Chicago, County of COOK and State of ILLINOIS for and in consideration of a loan of \$25,000.00, including interest, evidenced by a promissory note of even date herewith, convey and warrant to LaSalle National Bank, 136 South LaSalle Street, Chicago, Illinois, as trustee, the following described Real Estate, with all improvements thereon, situated in the County of COOK in the State of ILLINOIS in with See attached

Prepared for LaSalle National Bank by: Herbert Kaltenbach 2/25/91

THE LAND COVERED BY THIS POLICY IS DESCRIBED AS FOLLOWS:

UNIT '18-D' IN 3150 LAKE SHORE DRIVE CONDOMINIUM, AS DEICATED ON THE SURVEY PLAT OF THAT CERTAIN PARCEL OF REAL ESTATE IN THE EAST 1/2 OF THE NORTH WEST 1/4 AND THE NORTH EAST FRACTIONAL 1/4 OF SECTION 28, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO DECLARATION OF CONDOMINIUM MADE BY AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, A NATIONAL BANKING ASSOCIATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED MARCH 1, 1974 AND KNOWN AS TRUST NUMBER 32641, RECORDED IN THE OFFICE OF THE RECORDER OF COOK COUNTY, ILLINOIS, AS DOCUMENT 22844960, TOGETHER WITH AN UNDIVIDED .455 PER CENT INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVLY) IN COOK COUNTY, ILLINOIS

FIN: 14-28-200-002

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... to serve all necessary notices and demands, to bring forcible proceedings to recover possession thereof, to revert the said premises as he may deem proper and to apply the money so arising to the payment of this indebtedness, or to any advancements made as aforesaid, and it shall not be the duty of grantee to inquire into the validity of any such taxes, assessments, liens, encumbrances, interest or advancements.

Upon, or at any time after the filing of a bill to foreclose this trust deed, the court in which such bill is filed may appoint a receiver of said premises. Such appointment may be made either before or after sale, without notice, without regard to the solvency or insolvency of Mortgagors at the time of application for such receiver and without regard to the then value of the premises or whether the same shall be then occupied, as a receiver and the Trustee hereunder may be appointed as such receiver. Such receiver shall have power to collect the rents, issues and profits of said premises during the pendency of such foreclosure suit and, in case of a sale and a deficiency, during the full statutory period of redemption, whether there be redemption or not, as well as during any further times when Mortgagors, except for the intervention of such receiver, would be entitled to collect such rents, issues and profits, and all other powers which may be necessary or unusual in such cases for the protection, possession, control, management and operation of the premises during the whole of said period. The Court from time to time may authorize the receiver to apply the net income in his hands in payment in whole or in part of: (1) The indebtedness secured hereby, or by any decree foreclosing this trust deed, or any tax, special assessment or other lien which may be or become superior to the lien in, of, or of such decree, provided such application is made prior to foreclosure sale; (2) the deficiency in case of a sale and deficiency.

Witness our hands and seals this 25 day of Feb, 19 91

Signed and Sealed in the Presence of
James L. Blawie
James H. ...

Irwin B. Groupe
Evelyn B. Groupe

(Seal)

(Seal)

13⁰⁰

91100616

STATE OF Illinois
Cook County

I, Herbert Kaltenbach

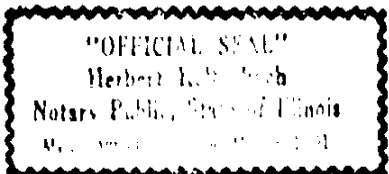
ss. a Notary Public, in and for, and residing in said County, in the State aforesaid, do hereby certify that Irwin B Groupe and Evelyn B. Groupe

personally known to me to be the same person whose name

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, including the release and waiver of the right of homestead.

Given under my hand and Notarial Seal this 25 day of Feb, 19 91



Herbert Kaltenbach
Notary Public.

UNOFFICIAL COPY

Trust Deed

TO
LA SALLE NATIONAL BANK, INC.
135 S CHADLER ST. SUB
CHICAGO, ILL. 60603
BOX 51
ARTHUR D. DAVIDSON

Property of Cook County Clerk's Office

91100616

1991 MAR 6 PM 3 24

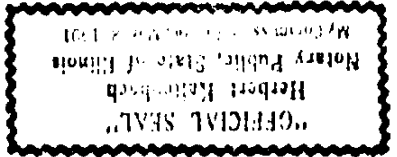
COOK COUNTY CLERK

REGISTERED

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UNOFFICIAL COPY

Notary Public

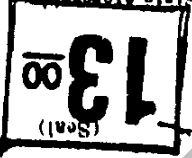


personally known to me to be the same person whose name are subscribed to the foregoing instrument, appeared before me this day in their free and voluntary act for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

day of Feb 25 1991

I, Herbert Kaltenbach, a Notary Public, in and for, and residing in said County, in the State of Illinois, do hereby certify that Irwin B Groupe and Evelyn B. Groupe

STATE OF ILLINOIS COOK County, Illinois



(Seal)

day of Feb 25 1991

Witness our hands and seals this

Such application is made prior to foreclosure... The thing of a bill to foreclose... AS FURTHER SECURITY...

91900116

GRANTORS AGREE to pay all taxes and assessments upon and properly when due to keep the building thereon insured to their full insurable value... CHARGES AND EXPENSES...

Address 3150 Lake Shore Dr., Unit 18-B Chicago Illinois

commonly known as 3150 Lake Shore Dr., Unit 18-B Chicago Illinois

Prepared for Lasalle National Bank by Herbert Kaltenbach 2/25/91

91900116

UNOFFICIAL COPY

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Property of Cook County Clerk's Office

1991 MAR 5 PM 3 24

91100616

Trust Deed

TO
MORRIS
LASALLE NATIONAL BANK AND TRUST CO.
LASALLE NATIONAL BANK STE 546
135 S LASALLE
CHICAGO, ILL 60603
Box 31
ATTN: D. DAVISON

KNOW ALL MEN BY THESE PRESENTS, THAT I, the undersigned, have granted, sold, conveyed, confirmed, released and quitclaimed unto and to the heirs, assigns and assigns forever of the said Cook County, Illinois, as document 22844440, together with an undivided one and one-half per cent interest in said parcel (excepting from said parcel a certain lot or lots of land and space comprising all the units thereof as defined in the plat of subdivision and survey) in Cook County, Illinois

91100616