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*Handwritten initials and notes in the top left corner.*

Articles of Agreement, MADE this 25th day of

April in the year of our Lord One Thousand Nine Hundred and 91 (1991)

Between NATHAN EDWARD; SELLER; (hereinafter Known as)

party of the first part, and S. B. F. E. H. CORP; Purchaser, party of the second part: (hereinafter Known as)

Witnesseth, That, if the party of the second part shall first make the payments and perform the covenants hereinafter mentioned on THEIR part to be made and performed, the said party of the first part hereby covenants and agrees to convey and assure to the said party of the second part, in fee simple, clear of all incumbrances whatever, by a good and sufficient Warranty Deed, the lot, piece, or parcel of ground, situated in the County of COOK and State of ILLINOIS known and described as 5723-25 So. INDIANA AVE, CHICAGO, ILL. THE South 37.03 FEET OF Lot 16 IN WEAGE'S SUBDIVISION OF THE South 1/2 OF LOTS 9-10 AND 26 IN NEWHALL, LARVED AND WOODBRIDGES SUBDIVISION OF PART OF THE N. W. 1/4 OF SECTION 15, TOWNSHIP 35 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, Co. County PIN 20-15-116-006 AND Lot 17 (EXCEPT THE NORTH 12.99 FEET) AND THE NORTH 12.77 FEET OF Lot 1 IN WEAGE'S SUBDIVISION OF THE South 1/2 OF LOTS 9, 10 AND 26 IN NEWHALL, LARVED AND WOODBRIDGES SUBDIVISION OF PART OF THE NORTHWEST 1/4 OF SECTION 15, TOWNSHIP 35 NORTH, RANGE 14 EAST PIN 20-15-116-005 and the said party of the second part hereby covenants and agrees to pay to the said party of the first part the sum of

(TWENTY THOUSAND DOLLARS AND 00/100 Dollars in the manner following:

DOWN) EIGHTY THOUSAND DOLLAR PURCHASE PRICE \$20,000.00 DOWN ON THE EXECUTION OF THIS CONTRACT AND THE PURCHASER WILL PAY \$60,000.00

MINUS PROVISIONS ON OR BEFORE 5-16-91. IF PURCHASER FAILS TO PAY THE BALANCE SAID PURCHASER FORFEITS ALL RIGHTS TO SAID PROPERTY. UPON COMPLETION OF SAID CONTRACT THE SELLER WILL DELIVER TO PURCHASER TAX CERTIFICATE NUMBER 86-0026505 AND CERTIFICATE NUMBER 86-0026504 plus OUTSTANDING DEEDS FOR EACH PARCEL. SELLER AGREES THAT UPON THE PAYMENT OF \$20,000.00 WITH PLUS TAX CERTIFICATES ON 7208 So. RACINE, 5019 So. ASHLAND 5625 So. RACINE AND 6370 So. NORMAL THAT THE SELLER SHALL SURRENDER SAID TAX CERTIFICATES ON 5723-25 So. INDIANA

with interest at the rate of N/A per centum per annum payable annually on the whole sum remaining from time to time unpaid, and to pay all taxes, assessments, or portions that may be legally levied or imposed upon said land, subsequent to the year N/A. And in case of the failure of the said party of the second part to make either of the payments, or any part thereof, or perform any of the covenants or

part hereby made and entered into, this contract shall, at the option of the party of the first part, be forfeit, and determined, and the party of the second part shall forfeit all payments made by PURCHASER on this contract, and such payments shall be retained by the said party of the first part in full satisfaction and in liquidation of all damages by PURCHASER sustained, and SELLER shall have the right to re-enter and take possession of the premises aforesaid.

It is further understood and agreed by the parties, that Seller shall have a period of (45) FORTY-EIGHT Hours, in which He may rescind or cancel contract, and RETURN ALL MONIES Received herein being \$20,000.00 (Cash in Full) on or before the date: APRIL 27, 1991 AT 7:00 P.M. (Twenty thousand dollars Cash) It is mutually agreed by and between the parties hereto, that the time of payment shall be of the essence of this contract; and that the covenants and agreements herein contained shall extend to and be obligatory upon the heirs, executors, administrators and assigns of the respective parties.

In Witness Whereof, The parties to these Presents have hereunto set their hands and seals, the day and year first above written.

Signed, sealed and sworn to Before me this 25th day of April 1991.

Sealed and Delivered, in Presence of

Nathan Edward Bennie Jackson

Bennie Jackson

Sharon Mary Ivanov McPherson

Notary Public, State of Illinois

My Commission Expires 12/11/91

State of Illinois Notary Public

1329

Sharon Mary Ivanov McPherson

Notary Public, State of Illinois

My Commission Expires 12/11/91

State of Illinois Notary Public

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Notary Public, State of Illinois

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State of Illinois Notary Public

Sharon Mary Ivanov McPherson

Notary Public, State of Illinois

My Commission Expires 12/11/91

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. DEPT-01 RECORDING \$13.29  
. T13223 TRAN 0509 04/26/91 13:01:00  
. #1966 \* C \* -91-194674  
. COOK COUNTY RECORDER

RECORDED

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Michael DAVIS-HARRIS  
4120 113 ST  
Chicago, ILL 60628

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