

UNOFFICIAL COPY

TRUST DEED

91217854

**2000 BC FURNITURE
BEDS, BINS & BLANKETS
Hannibal, IL 62250
(217) 957-5600**

CITS 1

THE ABOVE SPACE FOR RECORDER'S USE ONLY

THIS INDENTURE, made April 1, 1991 between PAUL S. CARTER and ELIZABETH C. CARTER, 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 holder or holders of the principal Promissory Note hereinafter described, said legal holder or holders being herein referred to as Holders of the Note, in the Principal Sum of

One Hundred Thousand Dollars (\$100,000.00) DOLLARS,
evidenced by one certain Principal Promissory Note of the Maturity of even date herewith, made payable to THE ORDER OF
BEARER

and delivered, in and by which said Principal Note the Mortgagors promise to pay the said principal sum on March 31, 1996, with interest thereon from April 1, 1991 until maturity at the rate of ten (10%) per cent per annum, payable ~~XXXXXX~~ on the 31st day of December ~~XXXXXXX~~ each year; all of said principal and interest bearing interest after maturity at the rate of fifteen (15%) cent per annum, and all of said principal and interest being made payable at such banking house or trust company in Harvey, Illinois, as the holders of the note may, from time to time, in writing appoint ~~XXXXXX~~

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 WAERANT unto the Trustee, its successors and assigns, the following described Real Estate and all of their estates, rights, title and interest therein, situate, lying and being in the *parcels 18 COUNTY OF COOK AND STATE OF ILLINOIS.

iv will

PARCEL NO. 1 (15601 Vine, Harvey, Illinois) LOTS 47 AND 48 IN BLOCK 93 IN HARVEY,
A SUBDIVISION IN SECTIONS 8 AND 17, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD
PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. PTN 29-17-307-001

PARCEL NO. 2 (147 E. 154th Street, Harvey, Illinois) LOT 4 IN THE SUBDIVISION OF
LOTS 25, 26, 27 AND 28 IN BLOCK 71 IN HARVEY IN SECTION 17, TOWNSHIP 36 NORTH, RANGE
14 - EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS. PTN 29-11-117-218

PARCEL NO. 3 (14929 S. Seeley, Harvey, Illinois) LOT 29 (EXCEPT THE SOUTH 13 FEET)
AND ALL OF LOT 30, BLOCK 159 IN HARVEY, IN THE SOUTH 1/2 OF THE SOUTHEAST 1/4 AND
THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 7, TOWNSHIP 36 NORTH, RANGE 14,
EAST OF THE THIRD PRINCIPAL MERIDIAN, SOUTH OF INDIAN BOUNDARY LINE IN COOK COUNTY,
ILLINOIS. **PTC 29-07-324-053**

PARCEL NO. 4 (11910 S. Michigan) LOT 5 IN BLOCK 1 IN YOUNG AND CLARKSON'S SUB-DIVISION OF BLOCK 9 IN FIRST ADDITION TO KENSINGTON, BEING A SUBDIVISION OF PARTS OF SECTION 22 AND 27, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. PTN 25-27-100-046

which, with the property herein-after described, is referred to hereinafter as the "process."

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, his 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 Mortgagor 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 we have hand _____ and seal _____ of Mortgagors the day and year first above written.

Paul S. Carter [SEAL]
PAUL S. CARTER

Liz Elizabeth
ELIZABETH C. CARTER

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MATH 101: FUNCTIONS

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County of COOK

1. Notary Public in and for the residing in said County, in the State aforesaid, DO HEREBY CERTIFY THAT
Paul S. Carter and Elizabeth C. Carter, his wife

"**OFFICIAL** instrument, appeared before me this day in person and acknowledged that they signed,
MARY ANN SAWARD offered the said instrument as their free and voluntary act, for the uses and purposes therein
INTACT PUBLIC STATE BORILLINUS
MY COMMISSION EXPIRES 1/24/62

Yasmin's

UNOFFICIAL COPY

BLACK IN R-CORDERS OF THE BIMMER

HOMEAWAYS. INC.

WILMINGTON, DE 19806

FOR RECORDS OF APPROVAL
INSTITUTE OF TECHNOLOGY HERI
DEPARTMENT OF ELECTRICAL ENGINEERING

1888-1889
G. S.

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characteristics, and other factors, such as the nature of the market, the availability of labor, and the level of technology, will affect the cost of production. In addition, the cost of production will also depend on the cost of raw materials, energy, and labor.

2. Production costs: Production costs refer to the expenses incurred in the process of manufacturing or producing goods or services. These costs include the cost of labor, energy, raw materials, and overhead expenses. The cost of labor includes wages, benefits, and taxes paid to employees. The cost of energy includes electricity, fuel, and water. The cost of raw materials includes the cost of inputs used in the production process, such as metals, plastic, and chemicals. Overhead expenses include rent, utilities, insurance, and maintenance costs.

3. Distribution costs: Distribution costs refer to the expenses incurred in the process of getting goods or services from the manufacturer to the consumer. These costs include transportation costs, storage costs, and handling costs. Transportation costs include the cost of shipping goods by land, sea, or air. Storage costs include the cost of storing goods until they are ready to be sold. Handling costs include the cost of packaging, labeling, and preparing goods for sale.

4. Marketing costs: Marketing costs refer to the expenses incurred in the process of promoting and selling goods or services. These costs include advertising costs, sales commissions, and promotional costs. Advertising costs include the cost of creating and running advertisements, such as television commercials, print ads, and online ads. Sales commissions are paid to salespeople based on their performance. Promotional costs include the cost of giving away free samples, offering discounts, and running contests.

5. Administrative costs: Administrative costs refer to the expenses incurred in the process of managing a business. These costs include the cost of paying salaries to executives, managers, and other staff members. They also include the cost of maintaining office equipment, such as computers and printers, and the cost of paying for office supplies.

6. Manufacturing costs: Manufacturing costs refer to the expenses incurred in the process of transforming raw materials into finished products. These costs include the cost of labor, energy, raw materials, and overhead expenses. The cost of labor includes wages, benefits, and taxes paid to employees. The cost of energy includes electricity, fuel, and water. The cost of raw materials includes the cost of inputs used in the production process, such as metals, plastic, and chemicals. Overhead expenses include rent, utilities, insurance, and maintenance costs.

7. Distribution costs: Distribution costs refer to the expenses incurred in the process of getting goods or services from the manufacturer to the consumer. These costs include transportation costs, storage costs, and handling costs. Transportation costs include the cost of shipping goods by land, sea, or air. Storage costs include the cost of storing goods until they are ready to be sold. Handling costs include the cost of packaging, labeling, and preparing goods for sale.

8. Marketing costs: Marketing costs refer to the expenses incurred in the process of promoting and selling goods or services. These costs include advertising costs, sales commissions, and promotional costs. Advertising costs include the cost of creating and running advertisements, such as television commercials, print ads, and online ads. Sales commissions are paid to salespeople based on their performance. Promotional costs include the cost of giving away free samples, offering discounts, and running contests.

9. Administrative costs: Administrative costs refer to the expenses incurred in the process of managing a business. These costs include the cost of paying salaries to executives, managers, and other staff members. They also include the cost of maintaining office equipment, such as computers and printers, and the cost of paying for office supplies.

1. Motivational: shall (a) promote and encourage all improvements now or hereafter in the premises which may become
demanded to be done; (b) promptly repair, restore or replace or rebuild any buildings or improvements now or hereafter in the premises which may become
demanded to be done; (c) pay when due the cost of maintenance and repairs; (d) pay when due the cost of insurance and premiums
on the herein described property; (e) holdover by virtue of the lease or tenancy of record, and
notwithstanding any provision to the contrary in the lease or tenancy of record, shall
not be liable for any damage or loss resulting from any act or omission of the lessee or tenant
or his assigns, heirs, executors, administrators, successors, or assigns, without regard to
the intent of the lessee or tenant.

CONT'D ON PAGE 2 THIS TRUST DEED)