



TRUST DEED

UNOFFICIAL COPY

LEON C. WEXLER
77 West Washington Street
Chicago, Illinois 60601

92128455

THIS INDENTURE, made February 25, 1992, between Harry Bob Lampros,

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, and legal holder or holders being herein referred to as Holders of the Note, in the principal sum of One Hundred Ninety Thousand and 00/100 Dollars

evidenced by one certain Instalment Note of the Mortgagors of even date herewith, made payable to THE ORDER OF BEARER

WHEREAS CHICAGO TITLE AND TRUST COMPANY APPEARS TO BEAR THE NAME MARIA CRIVAS IS SUBSTITUTED IN THE EVENT OF THE DEATH OR DISABILITY OF MARIA CRIVAS, JOHN CRIVAS and delivered, in and by which said Note the Mortgagors promise to pay the said principal sum and interest from February 25, 1992 on the balance of principal remaining from time to time unpaid at the rate of 10% per cent per annum in instalments (including principal and interest) as follows:

Five Thousand One Hundred Seventy Three and 11/100 Dollars or more on the 1st day of April 1992 and Five Thousand One Hundred Seventy Three and 11/100 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, 1995. 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 15% per annum, and all of said principal and interest being made payable at such banking house or trust company in Wheaton 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 First National Bank of Wheaton in said City.

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 hereby CONVEY and WARRANT unto the Trustee, its successors and assigns, the following described Real Estate and all of their state, right, title and interest therein, situate, lying and being in the City of Arlington Heights, COUNTY OF COOK AND STATE OF ILLINOIS, to wit:

P. 1, No. 01-03031-0114-0000

lot 14 in Northgate Unit I being a subdivision of the South 3/4 acres of a tract of land composed of the East Half of the Southeast Quarter and the West Half of the Southeast Quarter of Section 3, Township 2 North, Range 11, East of the Third Principal Meridian, in Cook County, Illinois.

THIS IS ADDITIONAL SECURITY FOR THE PURCHASE OF PERSONAL PROPERTY IDENTIFIED ON A COLLATERAL NOTE OF EVEN DATE

which, with the property hereinafter described, is referred to herein as the "premises." TOGETHER with all improvements, tenements, easements, fixtures, and appurtenances thereto heretofore and all rents, issue, and profits thereof for so long and during all such times as Mortgagors may be entitled thereto (which are pledged jointly 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 restriction the foregoing), screens, window shades, storm doors and windows, floor coverings, major built-in fixtures, doors and other 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 conclusively 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 and seal of Mortgagors the day and year first above written.

(SEAL) [Signature of Harry Bob Lampros]

STATE OF ILLINOIS, Cook County, ss. I, the undersigned, a Notary Public in and for and residing in said County, in the State aforesaid, DO HEREBY CERTIFY THAT Harry Bob Lampros, Divorced and not Since Remarried

who is personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his true and free act and deed for the uses and purposes therein set forth

OFFICIAL SEAL LEON C. WEXLER NOTARY PUBLIC, STATE OF ILLINOIS MY COMMISSION EXP: 6/27/95

under my hand and Notarial Seal this 8 day of February 1992

92128455 (vertical stamp)

