

UNOFFICIAL COPY

TRUST DEED

92220865

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THE ABOVE SPACE FOR RECORDER'S USE ONLY

THIS INDENTURE made March 11, 1992 between American National Bank and Trust Company of Chicago, a national banking association, as Trustee under Trust Number 115165-07 dated February 19, 1992

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 Thirty thousand and 00/100 (\$30,000.00)

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 11, 1992 on the balance of principal remaining from time to time unpaid at the rate of eight per cent per annum in instalments (including principal and interest) as follows:

Two hundred eighty-six and 70/100 (\$286.70)----- Dollars or more on the 11th day of April 1992 and Two hundred eighty-six and 70/100----- Dollars or more on the 11th 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 11th day of March, 2002. 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 twelve per annum, and all of said principal and interest being made payable at such banking house or trust company in Oak Park, 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 Maurice H. Goldenberg, in said City, 601 Franklin, River Forest, Illinois 60305

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 Village of Oak Park, COUNTY OF Cook AND STATE OF ILLINOIS, to wit:

Lot 19 in Block 1 in the Village of Ridgeland, a subdivision of the east 1/2 of Section 7 and the northwest 1/4 of the west 1/2 of the southwest 1/4 of Section 6 Township 39 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

commonly known as 722-726 North Austin Boulevard, Oak Park, Illinois 60302

permanent index number 16-08-105-016-0000

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COOK COUNTY RECORDER
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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 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, inador 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, 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) _____| (SEAL)
_____| (SEAL) _____| (SEAL)

STATE OF ILLINOIS,
County of _____

SS. I, _____
a Notary Public in and for and residing in said County, in the State aforesaid, DO HEREBY CERTIFY
THAT _____

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

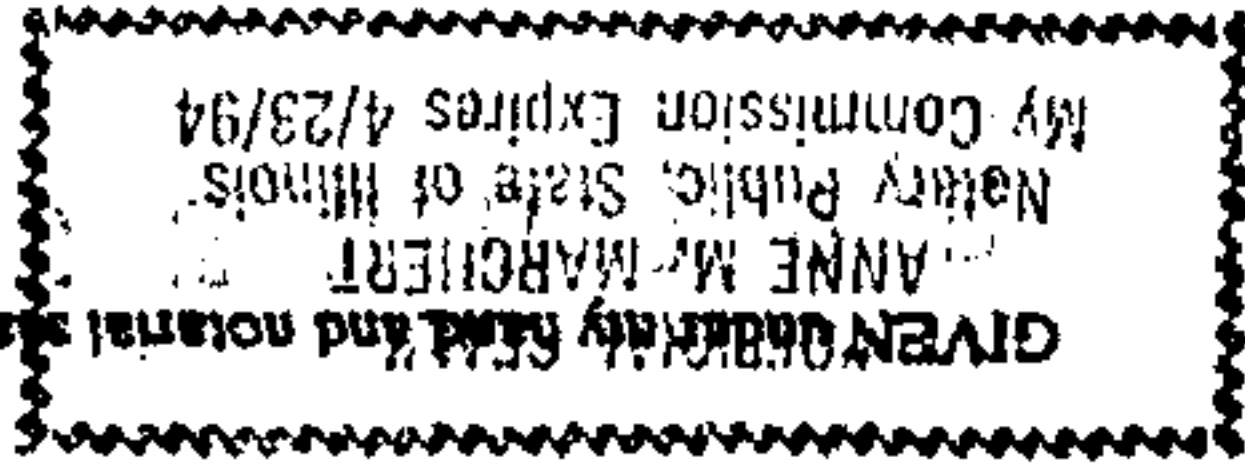
Given under my hand and Notarial Seal this _____ day of _____ 19 _____

Notary Public

Notarial Seal

2550

ANNE M. MARCHERT
Notary Public, State of Illinois
My Commission Expires 4/23/94



Gregory S. Koslowski
Notary Public

GIVEN UNDER MY HAND AND NOTARIAL SEAL, this _____ day of _____ A.D. 19__

MAR 2 1 1992

for the uses and purposes therein set forth.

of said Company to said instrument as his own free and voluntary act and as the free and voluntary act of said Company, as Trustee as aforesaid, said Assistant Secretary then and there acknowledged that he, as custodian of the corporate seal of said Company, did affix the corporate seal voluntary act and as the free and voluntary act of said Company, as Trustee as aforesaid, for the uses and purposes therein set forth; and the respectively, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own free and to me to be the same persons whose names are subscribed to the foregoing instrument as such Vice-President, and Assistant Secretary, COMPANY of Chicago, and Assistant Secretary of said Company, who are personally known

Gregory S. Koslowski

Vice-President of the AMERICAN NATIONAL BANK AND TRUST

a Notary Public in and for said County, in the State aforesaid.

P. JOHANSEN

STATE OF ILLINOIS
COUNTY OF COOK }
ANNE M. MARCHERT

ATTEST

[Signature]

92220585

769536

By

As Trustee as aforesaid and not personally
AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO

IN WITNESS WHEREOF, American National Bank and Trust Company of Chicago, not personally but as Trustee as aforesaid, has caused these presents to be signed by one of its Vice-Presidents, or Assistant Vice-Presidents, and its corporate seal to be hereunto affixed and attested by its Assistant Secretary, the day and year first above written.

This mortgage is executed by the American National Bank and Trust Company of Chicago, not personally but as Trustee as aforesaid in the exercise of the power and authority conferred upon and vested in it as such Trustee (and said American National Bank and Trust Company of Chicago, hereby warrants that it possesses full power and authority to execute this instrument), and it is expressly understood and agreed that nothing herein or in said note contained shall be construed as creating any liability on the said First Party or on said American National Bank and Trust Company of Chicago personally to pay the said note or any interest that may accrue thereon, or any indebtedness accruing hereunder, or to perform any covenant, warranty or indemnity either express or implied herein contained, all such liability, if any, being expressly waived by Mortgagee and by every person now or hereafter claiming any right or security hereunder, and that so far as the First Party and its successors and said American National Bank and Trust Company of Chicago personally are concerned, the legal holder or holders of said note and the owner or owners of any indebtedness accruing hereunder shall look solely to the premises hereby conveyed for the payment thereof, by the enforcement of the lien hereby created, in the manner herein and in said note provided or by action to enforce the personal liability of the guarantor, if any.

Trust Deed

Property of Cook County Clerk's Office

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