

TRUST DEED

UNOFFICIAL COPY 92287902

92287902

THE ABOVE SPACE FOR RECORDERS USE ONLY

THIS INDENTURE, made April 24, 1992, between Anna Gac, hereinafter referred to as "Grantors", and Dale R. Vermillion, Operations Vice President of Oak Brook Terrace, Illinois, hereinafter referred to as "Trustee", witnesseth:

THAT, WHEREAS the Grantors have promised to pay to Associates Finance, Inc., hereinafter referred to as "Beneficiary", the legal holder of the Loan Agreement hereinafter described, the principal amount of Twenty-Two Thousand Four Hundred Seventeen and 69/100 Dollars (\$ 22417.69), together with interest thereon at the rate of (check applicable box):

DEPT-01 RECORDING \$23.50
T#3333 TRAN 4422 04/28/92 15:02:00
#0393 & C *92-287902
COOK COUNTY RECORDER

Agreed Rate of Interest: [X] Agreed Rate of Interest: This is a variable interest rate loan and the interest rate will increase or decrease with changes in the Prime Loan rate. The interest rate will be 7.41 percentage points above the Prime Loan Rate published in the Federal Reserve Board's Statistical Release H.15. The initial Prime Loan rate is 6.5%, which is the published rate as of the last business day of March 15, 1992; therefore, the initial interest rate is 13.91% per year. The interest rate will increase or decrease with changes in the Prime loan rate when the Prime loan rate, as of the last business day of the preceding month, has increased or decreased by at least 1/4th of a percentage point from the Prime loan rate on which the current interest rate is based. The interest rate cannot increase or decrease more than 2% in any year. In no event, however, will the interest rate ever be less than 11.91% per year nor more than 19.91% per year. The interest rate will not change before the First Payment Date.

Adjustments in the Agreed Rate of Interest shall be given effect by changing the dollar amounts of the remaining monthly payments in the month following the anniversary date of the loan and every 12 months thereafter so that the total amount due under said Loan Agreement will be paid by the last payment date of May 1, 1997. Associates waives the right to any interest rate increase after the last anniversary date prior to the last payment due date of the loan.

The Grantors promise to pay the said sum in the said Loan Agreement of even date herewith, made payable to the Beneficiary, and delivered in 60 consecutive monthly installments: 1 at \$ 537.84, followed by 59 at \$ 520.52, followed by -0- at \$ 0.00, with the first installment beginning on June 1, 1992 and the remaining installments continuing on the same day of each month thereafter until fully paid. All of said payments being made payable at Des Plaines Illinois, or at such place as the Beneficiary or other holder may, from time to time, in writing appoint.

NOW, THEREFORE, the Grantors in secure the payment of the said obligation in accordance with the terms, provisions and conditions of this Trust Deed, and the performance of the covenants and agreements herein contained, by the Grantors 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, title and interest therein, situate, lying and being in the City of Chicago, COUNTY OF Cook AND STATE OF ILLINOIS, to wit:

THE SOUTHERLY 40 FEET OF THE NORTHERLY 80 FEET OF LOTS 15, 16, 17 AND OF THE EASTERLY 1/2 OF LOT 18 (TAKEN AS A TRACT) IN BLOCK 9, IN FIRST ADDITION TO BECKER'S EDGEBROOK FOREST PRESERVE ADDITION, BEING A SUBDIVISION OF LOT 17 AND THE SOUTHWESTERLY 1/2 OF LOT 16 IN THE SUBDIVISION OF BRONSON'S PART OF THE CALDWELL, RESERVE IN TOWNSHIP 40 AND TOWNSHIP 41 NORTH, RANGE 15 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

13-04-213-067

6106 No. Garden

2350

which, with the property hereinafter described, is referred to herein as the "premises"

TOGETHER with improvements and fixtures now attached together with easements, rights, privileges, interests, rents and profits

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 tax and benefits under and by virtue of the Homestead Exemption Law of the State of Illinois, which said rights and benefits the Grantors 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 Grantors, their heirs, successors and assigns. WITNESS the hand(s) and seal(s) of Grantors the day and year first above written.

Anna Gac (SEAL)
Anna Gac (SEAL)

STATE OF ILLINOIS,

County of Cook

I, Steve Bartels

a Notary Public in and for and residing in said County, in the State aforesaid, DO HEREBY CERTIFY THAT Anna Gac

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 she signed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth.

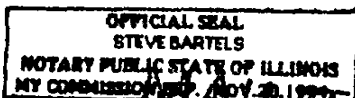
GIVEN under my hand and Notarial Seal this 27th day of April, A.D. 1992.

Steve Bartels Notary Public

This instrument was prepared by

Chrisiti Petersen (Notary)

2606-A Dempster, Des Plaines, IL (Address)



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MAY 15 2007
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