

UNOFFICIAL COPY

THIS INDENTURE WITNESSETH, That the undersigned as grantors, of CICERO County of COOK and State of ILLINOIS, for and in consideration of the sum of One Dollar and other good and valuable considerations, in hand paid, convey and warrant to RICHARD A. DOLEJS & PATRICIA A. DOLEJS

of No. RIVERSIDE County of COOK and State of ILLINOIS as trustee, the following described Real Estate, with all improvements thereon, situated in the County of COOK in the State of ILLINOIS to wit:

LOT 3 IN J. F. MRIZBK'S SUBDIVISION OF (EXCEPT THE STREET & ALLEY) OF LOT 6 IN BLOCK 5 IN MANDIL AND HYMAN'S SUBDIVISION OF THE EAST HALF OF THE NORTHWEST 1/4 AND THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS COMMONLY KNOWN AS 1428 So. 60TH CT.

hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of ILLINOIS P. I. T. NO. 16 20 121 028

GRANTORS AGREE to pay all taxes and assessments upon said property when due, to keep the buildings thereon insured to their full insurable value, to pay all prior incumbrances and the interest thereon and to keep the property tenable and in good repair and free of liens. In the event of failure of grantors to comply with any of the above covenants, then grantee is authorized to attend to the same and pay the bills therefor, which shall, with 8 1/2% interest thereon become due immediately, without demand. On default in any payments hereunder, grantee may declare the whole indebtedness due and proceed accordingly.

AS FURTHER SECURITY grantors hereby assign, transfer and set over to grantee all the rents, issues and profits of said premises, from and after this date, and authorize him to sue for, collect and receipt for the same, to serve all necessary notices and demands, to bring forcible detainer proceedings to recover possession thereof, to rent the said premises as he may deem proper and to apply the money so arising to the payment of this indebtedness, or to any advancements made as aforesaid, and it shall not be the duty of grantee to inquire into the validity of any such taxes, assessments, liens, incumbrances, interest or advancements.

In trust, nevertheless, for the purpose of securing performance of the following obligation, to-wit: \$ 9000.00 AUGUST 13TH 1993

after date for value received I (we) promise to pay to the order of RICHARD A. DOLEJS the sum of NINE THOUSAND & NO/100 Dollars at the office of the legal holder of this instrument with interest at 8 1/2% per cent per annum after date hereof until paid. THIS AGREEMENT TO COVER RENTALS FOR 5904-06 W. 26TH ST. CICERO, CREDIT FOR ALL RENTALS PAID WILL APPLY TO BALANCE.

And to secure the payment of said amount I (we) hereby authorize, irrevocably any attorney of my court of record in any County or State in the United States to appear for us in such court, in term time or vacation, at any time after maturity hereof, and confess a judgment without process in favor of the holder of this instrument for such amount as may appear to be unpaid thereon, together with costs, and reasonable attorney's fees, and to waive and release all errors which may intervene in any such proceedings, and to consent to immediate execution upon such judgment, hereby ratifying and confirming all that my (our) said attorney may do by virtue hereof. REPAYABLE IN MONTHLY INSTALLMENTS OF \$750.00 OR MORE PER MONTH UNTIL PAID IN FULL.

IN THE EVENT of the trustee's death, inability, or removal from said COOK County, or of his resignation, refusal or failure to act, then PATRICIA A. DOLEJS of said County, is hereby appointed to be the first successor in this trust; and if for any like cause first successor fails or refuses to act, the person who shall then be the acting Recorder of Deeds of said County is hereby appointed to be second successor in this trust. And when all the aforesaid covenants and agreements are performed the trustee, or his successor in trust, shall release the premises to the party entitled thereto on receiving his reasonable charges.

Witness our hands and seals this 13TH day of AUGUST 1993

THIS DOCUMENT PREPARED BY:
RICHARD A. DOLEJS
8008 W. 31ST STR.
NO. RIVERSIDE, ILLINOIS 60546

Masha Radovanec (SEAL)
MASHA RADOVANCEV
1428 So. 60TH CT. (SEAL)
CICERO, ILLINOIS

23-50
6

93877160

UNOFFICIAL COPY

Trust Deed and Note

RADOVANCEV

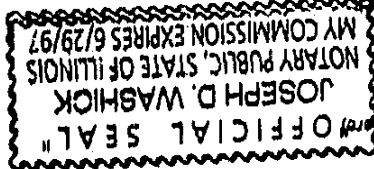
DOLETS

TO

MAIL TO:

COOK COUNTY RECORDERS
MAIL ROOM
100 N. STATE STREET
CHICAGO, ILLINOIS 60602
1-312-463-7822 FAX 1-312-463-6372

Property of Cook County Clerk's Office



Joseph D. Washick
Notary Public

Given under my hand and notarial seal this 13th day of August 1993

waiver of the right of homestead.
instrument as his free and voluntary act, for the uses and purposes therein set forth, including the release and
appeared before me this day in person and acknowledged that he signed, sealed and delivered the said
personally known to me to be the same person whose name is subscribed to the foregoing instrument,

I, JOSEPH D. WASHICK, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that MASHA RADOVANCEV

STATE OF Illinois
COUNTY OF Cook
SS.

09142836

DEPT-01 RECORDING \$23.50
T455541 TRAN 4134 10/29/93 16:33:00
43022 * -93-877460
COOK COUNTY RECORDER