

TRUST DEED

UNOFFICIAL COPY

THIS INSTRUMENT PREPARED BY:
REPUBLIC BANK OF CHICAGO
6501 S. PULASKI ROAD
CHICAGO, IL. 60629

94554253 RECORDER'S USE ONLY

THIS INDENTURE, made JUNE 13 19 94, between

WALTER R. MOZERKA ARLENE MOZERKA
herein referred to as "Mortgagors", and REPUBLIC BANK OF CHICAGO, an Illinois Banking 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

TEN THOUSAND SEVENTY-TWO AND 44/100 (\$10,072.44) Dollars,
evidenced by one certain Instalment Note of the Mortgagors of even date herewith, made payable to THE ORDER OF
REPUBLIC BANK OF CHICAGO

and delivered, in and by which said Note the Mortgagors promise to pay the said principal sum and interest from
date of disbursement on the balance of principal remaining from time to time unpaid at the rate
of 8.260 per cent per annum in instalments (including principal and interest) as follows:

TWO HUNDRED SEVENTY-NINE AND 79/100 (\$279.79) Dollars or more on the 13th day
of JULY 1994, and TWO HUNDRED SEVENTY-NINE AND 79/100 Dollars or more on
the 13th 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 13th day of JUNE 1997. 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 8.260 per annum, and all of said principal and interest being made payable at such banking house or trust
company in CHICAGO 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 REPUBLIC BANK OF CHICAGO
in said City, 6501 S. PULASKI

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
presenters 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 COUNTY OF CHICAGO AND STATE OF ILLINOIS, to wit:

COOK P. I. N. 19-35-301-045
AKA: 3842 WEST 83RD PLACE CHICAGO IL 60652

EAST 8-1/3RD FEET OF LOT THIRTY-ONE (31) BLOCK ONE (1) LOT THIRTY
TWO (32) BLOCK ONE IN WALLACE G. CLARK AND COMPANY'S FOURTH ADDITION
TO CLARKSDALE, BEING A SUBDIVISION OF THE NORTHWEST QUARTER (1/4)
OF THE SOUTHWEST QUARTER OF SECTION 35, TOWN 38 NORTH, RANGE 13,
EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

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COOK COUNTY RECORDER

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 radiators, restricting the foregoing),
screens, window shades, storm doors and windows, floor coverings, ironing 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 aforesaid 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(s) and seal(s) of Mortgagors the day and year first above written.

X WALTER R. MOZERKA [SEAL] X ARLENE MOZERKA [SEAL]
[Signature] [Signature]

STATE OF ILLINOIS } I, THERESA ROSE HORAN
County of COOK } ss. a Notary Public, in and for and residing in said County, in the State aforesaid, DO HEREBY CERTIFY
THAT WALTER R. MOZERKA ARLENE MOZERKA

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

OFFICIAL SEAL
THERESA ROSE HORAN
NOTARY PUBLIC STATE OF ILLINOIS
MY COMMISSION EXP. FEB. 23, 1995

and Notarial Seal this 17th day of JUNE 19 94

Notarial Seal

[Signature] Theresa Rose Horan Notary Public

