

CAUTION Consult a lawyer before using or relying upon this form. Acknowledgments, recording and chain of title are excluded.

\$15.50

00:66:13:00 13:39:00 1992 07/28/92 07:28/92 0530 07/28/92 13:39:00 42932 * J-J * -9-4-664758

COOK COUNTY RECORDER

CONTRACT, Made the 22nd day of September, 1992 by and between Isabelle L. Setler, (Seller)

of the of County of Cook, and State of Ill, first party, and

Rodney K. Kincaid (Buyer) of the of County of Cook, and State of Ill

And the first party covenants and agrees to and with the second party, to

Buyer agrees to pay sum of \$28,500 for property 1 E 125th Pl as is in present state and agrees to rehabilitate same. Buyer shall pay sum of \$2,500 down (\$1,000 on 9/22/92 and \$1,500 on or before 9/26/92) the balance of \$26,000, payable \$450⁰⁰ monthly. The first payment due 10/26/92 and the 26th of each month thereafter. The \$450 mo. includes interest at rate 11 7/8 per annum on the principal balance which remains. The \$450 mo. also includes 1/2 of mortgage ins, Hazard Ins and Real Estate taxes. A late payment of 50⁰⁰ is accrued after fifteen days from due date. The Buyer is allowed 60 days before he becomes default on this contract. After one year from 9/26/92 the Buyer has agreed to pay to seller the sum equal to equity that seller has in property and shall assume the payment for the balance of mortgage or will secure a mortgage from outside sources.

And the first party covenants and agrees to and with the second party, to

DONE AT CUSTOMER'S REQUEST

If either party consists of more than one person, the rights and liabilities hereunder of the persons constituting such party shall be joint and several, irrespective of the use of nouns and verbs importing the singular number. IN WITNESS WHEREOF, the parties to this contract have hereunto set their hands and seals, the day and year first above written.

Signed Rodney Kincaid [SEAL] Signed Isabelle L. Setler [SEAL]

1550 [Signature]

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Property of Cook County Clerk's Office



MAIL:

EDWIN M. KATZ
180 N. LA SALLE ST. SUITE 3001
CHICAGO ILL.
60601

85264758

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LEGAL DESCRIPTION OF
STREET ADDRESS 1 EAST 125TH PLACE

P.I.N. #25-28-432-001

Lot 15 in Block 4 in Brayton Manor, resub in the East half of the Southeast Quarter of Section 28, Township 37 North, Range 14, East of the Third P.M.

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