

TRUST DEED

UNOFFICIAL COPY

94081369

This instrument was prepared by
EQUITY TITLE COMPANY
415 N. LASALLE STE 402
CHICAGO, IL 60610

THE ABOVE SPACE FOR RECORDER'S USE ONLY

THIS TRUST DEED made JANUARY 20 1994 between FRANCISCO J. GUTIERREZ AND NATIVIDAD GUTIERREZ, HIS WIFE, AS JOINT TENANTS.

herein referred to as "Mortgagors," and FIVE AVCO FINANCIAL SERVICES County, Illinois, herein referred to as TRUSTEE, witnesseth THAT, WHEREAS the Mortgagors are jointly indebted to the legal holders of the Promissory Note (hereinafter described), and legal holder or holders being herein referred to as Holders of the Note evidenced by one certain Promissory Note of the Mortgage of record, at herewith, made payable as stated therein and delivered to and by which said Note the Mortgagors promise to pay an Amount Financed of EIGHTEEN THOUSAND SIX HUNDRED SEVENTEEN AND 46/100 (\$18,617.46) Dollars with interest thereon, payable in installments as follows:

TWO HUNDRED SEVENTY FIVE AND 24/100 *** (\$275.24) Dollars or more on the 20th day of FEBRUARY 1994, and (\$275.24) Dollars or more on the same day of each month thereafter, except a final payment of (\$275.24) Dollars, until said Agreement is fully paid and except that the final payment, if not sooner paid, shall be due on the 20th day of JANUARY 192001

NOW, THEREFORE, the Mortgagors to secure the payment of the said sum of money 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 COUNTY OF COOK AND STATE OF ILLINOIS, to wit:

LOT 20 IN BLOCK 4 IN KNOTTING GATE UNIT 1, A SUBDIVISION OF PART OF THE SOUTHEAST 1/4 OF SECTION 27, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PINH 28-27-407-020

COMMONLY KNOWN AS: 4060 W. 172ND PLACE, COUNTRY CLUB HILLS IL 60478

- DEPT-D1 RECORDING 123.50
- T40011 TRAN 9567 01/25/94 15:59:00
- 90564 4 * - 94 - 018 1369
- COOK COUNTY RECORDER

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

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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 restriction) the foregoing), screens, window shades, storm doors and windows, floor coverings, 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 MAY NOT BE ASSUMED WITHOUT THE WRITTEN CONSENT OF THE LEGAL HOLDERS OF THE NOTE THAT THIS TRUST DEED SECURES.

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.

Francisco J. Gutierrez
FRANCISCO J. GUTIERREZ

[SEAL]

Natividad Gutierrez
NATIVIDAD GUTIERREZ

[SEAL]

[SEAL]

[SEAL]

STATE OF ILLINOIS,

I, THE UNDERSIGNED

County COOK

SS

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

FRANCISCO J. GUTIERREZ AND NATIVIDAD GUTIERREZ

who personally known to me to be the same person S whose name ARE subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that THEY

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

"OFFICIAL SEAL"
RICHARD CHERIVTCH
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 9/21/97

Given under my hand and Notarial Seal this 20th day of JANUARY 1994.

Richard Chervitch
Richard Chervitch Notary Public

Notarial Seal

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ORIGINAL

