

778216

UNOFFICIAL COPY

TRUST DEED

778216

THE ABOVE SPACE FOR RECORDER'S USE ONLY

THIS INDENTURE, made JANUARY 20, 1994, between GREGORY VOUGARIS AND EVA VOUGARIS, HIS WIFE, AS JOINT TENANTS, herein referred to as "Mortgagors," and CHICAGO TITLE AND TRUST, an Illinois 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 Promissory Note hereinafter described, said legal holder or holders being herein referred to as Holders of the Note in the principal sum of TWENTY-EIGHT THOUSAND THREE HUNDRED TWENTY-NINE AND 95/100 Dollars, evidenced by one certain Promissory Note of the Mortgagors of even date herewith, made payable to the Holders of the Note and delivered, in and by which said Note the Mortgagors promise to pay the said principal sum and interest from JANUARY 20, 1994 on the balance of principal remaining from time to time unpaid. 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 all of said principal and interest payments under the Note shall be made at the place or places designated in writing by the Holders of the Note, from time to time.

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 contained, by the Mortgagors to be performed, 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 VILLAGE OF SOUTH BARRINGTON, COUNTY OF COOK, AND STATE OF ILLINOIS, to wit:

(SEE ATTACHED)

DEPT-01 RECORDING \$23.00
10000 TRAM 6391 02/01/94 11:47:00
04351 0 *--94-103797
COOK COUNTY RECORDER

COMMON ADDRESS: 40 WESCOTT DR., SOUTH BARRINGTON, IL 60010

Permanent tax number: 01-35-205-008

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 unit, or centrally controlled), and ventilation, including (without restricting the foregoing), screens, window shades, storm doors and windows, floor coverings, in door doors, 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.

IMPORTANT: 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, and seal, of Mortgagors the day and year first above written.

(Signature of Gregory Vougaris) (SEAL)
(GREGORY VOUGARIS)

(Signature of Eva Vougaris) (SEAL)
(EVA VOUGARIS)

STATE OF ILLINOIS,
COUNTY OF COOK

I, JORI ESLINGER, a Notary Public in and for and residing in said County, in the State aforesaid, DO HEREBY CERTIFY THAT GREGORY VOUGARIS AND EVA VOUGARIS, HIS WIFE, AS JOINT TENANTS, who ARE personally known to me to be the same person(s) whose name(s) 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. Given under my hand and Notarial Seal this 20TH day of JANUARY 1994.



(Signature of Jori Eslinger)
Notary Public

23, 200

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TRW TITLE INSURANCE COMPANY

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SCHEDULE A (CONTINUED)

COMMITMENT NO: 94010378

PARCEL 1: LOT 98 IN THE GLEN OF SOUTH BARRINGTON UNIT NUMBER 11, BEING A SUBDIVISION OF PART OF THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 42 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

PARCEL 2: GRANT OF EASEMENT RECORDED JULY 23, 1987 AS DOCUMENT 87-409105 FOR INGRESS AND EGRESS OVER THE FOLLOWING:

VACATED BLANCHARD CIRCLE, AS SAID STREET IS SHOWN ON THE PLAT OF THE GLEN OF SOUTH BARRINGTON, UNIT 2, RECORDED FEBRUARY 11, 1982 AS DOCUMENT 26142879

VACATED ROSE BOULEVARD, AS SAID STREET IS SHOWN ON SAID PLAT OF THE GLEN OF SOUTH BARRINGTON, UNIT 2, AND ON THE PLAT OF SOUTH BARRINGTON RECORDED APRIL 7, 1978 AS DOCUMENT 24395958

ROSE BOULEVARD, A PRIVATE ROAD, SHOWN ON THE PLAT OF THE GLEN OF SOUTH BARRINGTON, UNIT 3 RECORDED OCTOBER 1986 AS DOCUMENT 86-509907

COREY DRIVE AS SAID PRIVATE ROAD IS SHOWN ON THE SAID PLAT OF THE GLEN OF SOUTH BARRINGTON, UNIT 3

VACATED GREGORY LANE, AS SAID STREET IS SHOWN ON SAID PLAT OF THE GLEN OF SOUTH BARRINGTON

VACATED LAKE ADALYN DRIVE, AS SAID STREET IS SHOWN ON SAID PLAT OF THE GLEN OF SOUTH BARRINGTON

LAKE ADALYN DRIVE, A PRIVATE ROAD SHOWN ON THE PLAT OF THE GLEN OF SOUTH BARRINGTON, UNIT 6 RECORDED OCTOBER 11, 1985 AS DOCUMENT 85-232441

AMBROSE LANE, A PRIVATE ROAD SHOWN ON SAID PLAT OF THE GLEN OF SOUTH BARRINGTON, UNIT 6

CREET LANE A PRIVATE ROAD SHOWN ON THE PLAT OF SOUTH BARRINGTON UNIT 5, RECORDED JULY 10, 1987 AS DOCUMENT 87-381219

TENNIS CLUB DRIVE, A PRIVATE ROAD SHOWN ON SAID PLAT OF THE GLEN OF SOUTH BARRINGTON, UNIT 5

MC GLADDEN ROAD, A PRIVATE ROAD SHOWN ON SAID PLAT OF THE GLEN OF SOUTH BARRINGTON, UNIT 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ALL IN COOK COUNTY, ILLINOIS

94103787