

UNOFFICIAL COPY



TRUST DEED

94241300

COOK COUNTY RECORDERS JESSIE BRIDGES

778408

THE ABOVE SPACE RESERVED FOR RECORDER USE ONLY MARIETTA POTEMPA

CO9575-1D

THIS INSTRUMENT, made FEBRUARY 28, 1994, between DIVORCED AND NOT SINCE REMARRIED

herein referred to as "Mortgagors" and CHICAGO TITLE AND TRUST COMPANY, 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 Installment Note heretofore described, said legal holder or holders being herein referred to as Holders of the Note, in the principal sum of

EIGHTY THOUSAND AND 00/100'S \*\*\*\*\* Dollars, evidenced by one certain Installment Note of the Mortgagors of even date herewith, made payable to THE ORDER OF BEARER

and delivered, in and by which said Note the Mortgagors promise to pay the said principal sum and interest from MARCH 1, 1994 on the balance of principal remaining from time to time unpaid at the rate of 7 1/4 percent per annum in installments (including principal and interest) as follows:

EIVE HUNDRED SEVENTY EIGHT AND 25/100'S Dollars or more on the 1ST day of MARCH 1994 and FIVE HUNDRED SEVENTY-EIGHT AND 25/100'S \*\*\*\*\* Dollars or more on the 1ST day of each MONTH thereafter until said note is fully paid except that the final payment of principal and interest, if not when paid, shall be due on the 1ST day of FEBRUARY, 2019. 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 installment unless paid when due shall bear interest at the rate of 7 1/4 per annum, and all of said principal and interest being made payable at such banking house or trust company in PALOS PARK 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 SEAN MC DONNELL in said City.

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 presents CONVEY and WARRANT unto the Trustee, his successors and assigns, the following described Real Estate and all of their estate, right, title and interest therein, to wit: AND STATE OF ILLINOIS, to wit:

UNITS 1-0 AND G-6 IN CHEYENNE CONDOMINIUM NO. 6 AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE TO WIT: THE EAST 1/2 OF LOT 1 IN BLOCK 14 OF ROBERT BARTLETT'S 95TH STREET HOMESITES BEING A SUBDIVISION IN THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN WHICH SURVEY IS ATTACHED TO DECLARATION OF CONDOMINIUM MADE BY COLE TAYLOR BANK, CORPORATION OF ILLINOIS UNDER TRUST AGREEMENT DATED FEBRUARY 6, 1978 AND KNOWN AS TRUST #2069 RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS ON DECEMBER 23, 1993 AS DOCUMENT 93-060158, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS AS SET FORTH IN SAID DECLARATION, ALL IN COOK COUNTY, ILLINOIS.

TOGETHER with all improvements, easements, fixtures, and appurtenances thereto including, but not limited to, all rents, issues and profits thereof for so long and during all such times as Mortgagors may be entitled thereto (which are pledged prima, by and on a party 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 restricting the foregoing), screens, window shades, storm doors and windows, floor coverings, major beds, awnings, porches 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 on the premises by the mortgagor 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 Law of the State of Illinois, which said rights and benefits the Mortgagors do hereby expressly release and waive.

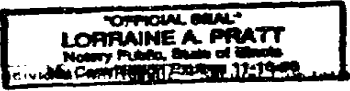
This trust deed consists of two pages. The covenants, conditions and provisions appearing on page 2 (the reverse side of this trust deed) are incorporated herein by reference and are a part hereof and shall be binding on the mortgagors, their heirs, successors and assigns.

WITNESS the hand of \_\_\_\_\_ and seal \_\_\_\_\_ of Mortgagors the day and year first above written [SEAL] X Marietta Potempa [SEAL] MARIETTA POTEMPA [SEAL]

STATE OF ILLINOIS, I, THE UNDERSIGNED, a Notary Public in and for and residing in said County, in the State aforesaid, DO HEREBY CERTIFY THAT MARIETTA POTEMPA

who personally known to me to be the same person, whose name IS subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that SHE agreed, signed and delivered the said instrument as HER free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 28TH day of FEBRUARY 1994



Lorraine A. Pratt, Notary Public

Form 807 Trust Deed (Revised 11-77) Instrument Note with interest included in Payment Page 1

THIS INSTRUMENT PREPARED BY: FEINBERG & BARRY THREE FIRST NATIONAL PLAZA CHICAGO, ILLINOIS 60602

778408 Denise P Fambro Chicago Title & Trust Co

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