



TRUST DEED UNOFFICIAL COPY

95031673

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THE ABOVE SPACE FOR RECORDER'S USE ONLY

THIS INDENTURE, made April 18 19 94, between

Albert J. Spagnola, Jr.

Bernard Rosenfeld

herein referred to as "Mortgagors," and CHICAGO 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 Instalment Note hereinafter described, said legal holder or holders being herein referred to as Holders of the Note, in the principal sum of

Dollars,

evidenced by one certain Instalment Note of the Mortgagors of even date herewith, made payable to THE ORDER OF BEARER Bernard Rosenfeld

TEN THOUSAND EIGHTY AND NO/100THS (\$10,080.00) which includes and delivered, in and by which said Note the Mortgagors promise to pay the said principal sum and interest from April 18 1994 on the balance of principal remaining from time to time unpaid at the rate of 12% add per cent per annum in instalments (including principal and interest) as follows:

Five Hundred sixty and no/100ths (\$560.00) Dollars or more on the 1st day of Sept. 19 94, and Five Hundred Sixty and no/100ths 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 sooner paid shall be due on the 1st day of February, 1996. 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 per annum, and all of said principal and interest being made payable at such 'anking 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 Bernard Rosenfeld, in said City, c/o Astro Realty, Inc., 4301 N. Damen Ave., Chicago, Il. 60618

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, 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 City of Oak Park COUNTY OF Cook AND STATE OF ILLINOIS, to wit:

SOUTH HALF (1/2) OF LOT TWELVE----- (12)
LOT THIRTEEN----- (13)
In Block Two in Wm. F. Olson and Company's subdivision of the North East Quarter (1/4) of the South West Quarter (1/4) of the North West Quarter (1/4) of Section 17, Township 19 North, Range 13, East of the Third Principal Meridian.
P.T.N. 16-17-118-029 Address: 725 S. Harvey, Oak Park, Il. 60304

In the event of the sale, assignment or transfer of all or any portion of the title to the above described property from the makers hereof to a third party or parties, the entire principal balance then due under the Note secured by this Trust Deed shall at the option of payee immediately become due and payable.

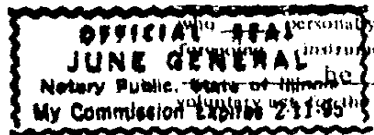
which, with the property hereinafter described, is referred to herein as the "premises."
TOGETHER with all improvements, tenements, easements, fixtures, and appurtenances thereto being, and all rents, issues and profits thereof for so long and during all such time as Mortgagors may be entitled thereto (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 restricting the foregoing), screens, window shades, storm doors and windows, floor coverings, inador 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, 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 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 writton.
Albert J. Spagnola, Jr. [SEAL]
Albert J. Spagnola, Jr. [SEAL]

STATE OF ILLINOIS, I, June General
County of Cook } SS. a Notary Public in and for and residing in said County, in the State aforesaid, DO HEREBY CERTIFY THAT Albert J. Spagnola, Jr.



personally known to me to be the same person whose name was subscribed to the instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his free and lawful act and deed for the uses and purposes therein set forth.
Given under my hand and Notarial Seal this 18th day of April 19 94.

June General Notary Public

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MAPPING SYSTEM

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Change of Information Form.

Scannable document - read the following rules

SPECIAL NOTE:

1. Charges must be kept within the space limitations shown.
2. Do Not use punctuation.
3. Print in CAPITAL letters with black pen only.
4. Do Not Xerox form.
5. Allow only one space between names, numbers, and addresses.

- If a TRUST number is involved it must be put with the NAME, leave one space between the name and number
- If you don't have enough room for your full name, just your last name will be adequate.
- Property Index numbers (PINs) must be included on every form.

PIN NUMBER:

16 - 17 - 118 - 029 -

NAME/TRUST#:

B ROSENFELD

MAILING ADDRESS:

4324 ENFIELD

CITY:

SKOKIE

STATE:

IL

ZIP CODE:

60076 - 1806

PROPERTY ADDRESS:

725 S HARVEY

CITY:

OAK PARK

STATE:

IL

ZIP CODE:

60304 -

FILED: JAN 9 1995

INITIALS

COOK COUNTY TREASURER

COOK County Clerk's Office

003
 RECORDIN 4 25.00
 MAILINGS 4 0.50
 95031673 M
 JAN 18 1995 12:30

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