

UNOFFICIAL COPY

TRUST DEED AND NOTE  
(ILLINOIS)

99780270

7060/0128 03 001 Page 1 of 3  
1999-08-16 11:37:11  
Cook County Recorder 25.00

THIS INDENTURE WITNESSETH, That the undersigned as grantors, of WEST CHICAGO,

County of DUPAGE and State of ILLINOIS,

for and in consideration of the sum of One Dollar and other good and valuable considerations, in hand paid, convey and warrant to JAMES H. ANDRLE, VICE PRESIDENT OF FIRST SECURITY TRUST AND SAVINGS BANK,

of ELMWOOD PARK, County of COOK and State of ILLINOIS,

as trustee, the following described real Estate, with all improvements thereon, situated in the County of COOK in the State of Illinois,

to-wit:

\*\*SEE RIDER ATTACHED\*\*

Above Space For Recorder's Use Only

hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Illinois.

Permanent Real Estate Index Number(s): 17-10-122-022-1055

Address(es) of Real Estate: 535 N. MICHIGAN AVE. UNIT #607, CHICAGO, ILLINOIS 60611

GRANTORS AGREE to pay all taxes and assessments upon said property when due, to keep the buildings thereon insured to their full insurable value, to pay all prior incumbrances and the interest thereon and to keep the property tenantable and in good repair and free of liens. In the event of failure of grantors to comply with any of the above covenants, then grantee is authorized to attend to the same and pay the bills therefor, which shall, with 8.0 % interest thereon, become due immediately, without demand. On default in any payments hereunder, grantee may declare the whole indebtedness due and proceed accordingly.

AS FURTHER SECURITY grantors hereby assign, transfer and set over to grantee all the rents, issues and profits of said premises, from and after this date, and authorize him to sue for, collect and receipt for the same, to serve all necessary notices and demands, to bring forcible detainer proceedings to recover possession thereof, to rent the said premises as he may deem proper and to apply the money so arising to the payment of this indebtedness, or to any advancements made as aforesaid, and it shall not be the duty of grantee to inquire into the validity of any such taxes, assessments, liens, incumbrances, interests or advancements.

In trust, nevertheless, for the purpose of securing performance of the following obligation, to-wit:  
\$ 72,000.00 AUGUST 9, 19 99  
ON DEMAND after date for value received I (we) promise to pay to the order of FIRST SECURITY TRUST AND SAVINGS BANK the sum of SEVENTY TWO THOUSAND AND 00/100 Dollars at the office of the legal holder of this instrument with interest at 8.0 per cent per annum after date hereof until paid, payable at said office, as follows: INTEREST TO BE PAID MONTHLY; PRINCIPAL TO BE PAID ON DEMAND.

And to secure the payment of said amount I (we) hereby authorize, irrevocably any attorney of any court of record in any County or State in the United States to appear for us in such court, in term time or vacation, at any time after maturity hereof, and confess a judgment without process in favor of the holder of this instrument for such amount as may appear to be unpaid thereon, together with costs, and reasonable attorney's fees, and to waive and release all errors which may intervene in any such proceedings, and to consent to immediate execution upon such judgment, hereby ratifying and confirming all that my (our) said attorney may do by virtue hereof.

BOX 333-CT

22

60

1103-2098

548200515

part 54

3

UNOFFICIAL COPY 98780270

Box \_\_\_\_\_

Trust Deed and Note

TO

MAIL TO:

FIRST SECURITY TRUST & SAVINGS BANK  
7315 W. GRAND AVENUE  
ELMWOOD PARK, ILLINOIS 60707

Property of Cook County Official Seal

"OFFICIAL SEAL"  
Notary Public, State of Illinois  
JEFFREY L. CONSIEWSKI  
My Commission Expires 06/29/03

Commission Expires 6/29/2003

*Jeffrey L. Consiewski*  
Notary Public

Given under my hand and official seal this 9TH day of AUGUST, 19 99  
personally known to me to be the same person as whose name S 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, including the release and waiver of the right of homestead.

I, JEFFREY L. CONSIEWSKI, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT LUIGI P. ADAMO AND CHERYL A. ADAMO

STATE OF ILLINOIS  
COUNTY OF COOK  
ss. JEFFREY L. CONSIEWSKI

This instrument was prepared by TAMMY L. REISER FOR FIRST SECURITY TRUST AND SAVINGS BANK (NAME AND ADDRESS) 7315 W. GRAND AVE. ELMWOOD PARK, IL 60707

PLEASE PRINT OR TYPE NAMES BELOW SIGNATURE(S)  
LUIGI P. ADAMO  
CHERYL A. ADAMO  
(SEAL) *Luigi P. Adamo*  
(SEAL) *Cheryl A. Adamo*

Witness our hands and seals this 9TH day of AUGUST, 19 99

IN THE EVENT of the trustee's death, inability, or removal from said COOK COUNTY, or of his resignation, refusal or failure to act, then GEORGE H. ENGER, ASST. V.P. AND AS SUCCESSOR TRUSTEE of said County, is hereby appointed to be the first successor in this trust; and if for any like cause first successor fails or refuses to act, when all the aforesaid covenants and agreements are performed the trustee, or his successor in trust, shall release the premises to the party entitled thereto on receiving his reasonable charges.  
If any provision of this indenture shall be prohibited by or invalid under applicable law, such provision shall be ineffective to the extent of such prohibition or invalidity, without invalidating or affecting the remainder of such provision or the remaining provisions of this indenture.

## PARCEL 'A':

UNIT #607 IN 535 N. MICHIGAN AVE. CONDOMINIUM, AS DELINEATED ON THE SURVEY OF A PORTION OF THE FOLLOWING PROPERTY (COLLECTIVELY REFERRED TO AS "PARCEL"): PARCEL 1: LOT 7 IN ASSESSOR'S DIVISION OF THE SOUTH 1/2 AND THE EAST 100 FEET OF THE NORTH 1/2 OF BLOCK 21 IN KINZIE'S ADDITION TO FRACTIONAL SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

PARCEL 2:

LOTS 8 AND 9 IN ASSESSOR'S DIVISION OF THE SOUTH 1/2 AND THE EAST 100 FEET OF THE NORTH 1/2 OF BLOCK 21 IN KINZIE'S ADDITION TO CHICAGO IN SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

PARCEL 3:

LOT 7 IN W. L. NEWBERRY'S SUBDIVISION OF THE NORTH 118-FEET OF THE WEST 200-FEET OF BLOCK 21 IN KINZIE'S ADDITION TO CHICAGO IN SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

PARCEL 4: THE TRIANGULAR SHAPED PART OF THE EAST AND WEST PUBLIC ALLEY LYING WEST OF AND ADJOINING THE EAST LINE OF LOT 7, EXTENDED SOUTH, TO ITS INTERSECTION WITH THE SOUTH LINE OF LOT 7, EXTENDED EAST, IN SAID NEWBERRY'S SUBDIVISION, BEING THAT PORTION OF SAID ALLEY VACATED BY ORDINANCE PASSED OCTOBER 11, 1961 AND RECORDED NOVEMBER 1, 1961 AS DOCUMENT NUMBER 18318484, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 25290228 AND FILED AS DOCUMENT NUMBER LR 3137574 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN COMMON ELEMENTS AS DEFINED AND SET FORTH IN THE DECLARATION OF CONDOMINIUM, IN COOK COUNTY, ILLINOIS

PARCEL 'B': EASEMENT FOR THE BENEFIT OF PARCEL 'A' FOR INGRESS, EGRESS AND SUPPORT AS DISCLOSED BY THE DECLARATION OF EASEMENTS, COVENANTS AND RESTRICTIONS DATED DECEMBER 15, 1979 AND RECORDED DECEMBER 28, 1979 AS DOCUMENT 25298696 AND FILED AS DOCUMENT LR 3138565 AND AS CREATED BY DED RECORDED AS DOCUMENT AS DOCUMENT 25358030 AND FILED AS DOCUMENT 3148516.

P.I.N. #: 17-10-122-022-1055

COMMONLY KNOWN AS: 535 N. MICHIGAN AVE. #607, CHICAGO, IL 60611