

UNOFFICIAL COPY

TRUST DEED

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THE ABOVE SPACE FOR RECORDER'S USE ONLY

THIS INDENTURE, made December 23, 19 85 between Melvin J. ^{SOEKARHOLM} and Patricia A. Soderholm, his wife

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 holder or holders of the principal Promissory Note hereinafter described, said legal holder or holders being herein referred to as Holders of the Note, in the Principal Sum of

Thirty-five Thousand (\$35,000)

DOLLARS,

evidenced by one certain Principal Promissory Note of the Mortgagors of even date herewith, made payable to THE ORDER OF SHARER VALDECO, INC., a California corporation

and delivered, in and by which said Principal Note the Mortgagors promise to pay the said principal sum

with interest thereon from the date hereof until maturity at the rate of 11% per cent per annum, payable semi-annually on the 1st day of January and July of each year from the date hereof. Said principal and interest being made payable at such banking 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 Holleb & Coff, 55 E. Monroe, Suite 4100, Chicago, IL 60603 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, 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, Block 9 in Forestdale Subdivision, Unit 3, Being a Subdivision in Section 28, Township 36 North, Range 13, East of the Third Principal Meridian, North of Indian Boundary Line, According to Plat Thereof Registered in the Office of the Registrar of Titles of Cook County, Illinois on June 3, 1955 as Document Number 22 12 157. In Cook County, Illinois.

PIN# 28-28-208-015 c/k/a 5118 Elmwood, Oak Forest, Ill.

This second mortgage is subject to all the terms and conditions of the First Mortgage, dated October 8, 1968; and recorded October 19, 1968 as Document Number LR 23 16 627 in Cook County, Illinois, made by Mortgagor to Home Federal Savings and Loan Association of Chicago ("First Mortgage") covering the Premises and securing a First Note in the original amount of \$21,900. Any default thereunder constitutes a default hereunder.

In the event the undersigned shall sell, convey, transfer, dispose of or further encumber the real estate described herein or any part thereof, or any interest therein, or agree to do so, without prior written consent of the Holders of the Note, then such Holders shall have the right, at their option, to declare the entire indebtedness hereunder immediately due and payable.

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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 of 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 written.

_____| (SEAL) Melvin J. Soderholm | (SEAL)
Melvin J. Soderholm
_____| (SEAL) Patricia A. Soderholm | (SEAL)
Patricia A. Soderholm

STATE OF ILLINOIS, } SS.

County of COOK

I, Elizabeth M. Bernardi
a Notary Public in and for the residing in said County, in the State aforesaid, DO HEREBY CERTIFY THAT
Melvin J. Soderholm and Patricia A. Soderholm, his wife

who are personally known to me to be the same person as whose names they 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 23rd day of December, 19 85.

Notarial Seal

Elizabeth M. Bernardi Notary Public

