

TRUST DEED
SECOND MORTGAGE (ILLINOIS)

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3988612

NOTE IDENTIFIED

THIS INDENTURE WITNESSETH, That Diana Besseris, a spinster

(hereinafter called the Grantor), of 711 River Road Des Plaines Illinois
(No. and Street) (City) (State)

for and in consideration of the sum of Eleven thousand
Four hundred and thirty eight 99/100 Dollars

in hand paid, CONVEY 8 AND WARRANT 8 to
FIRST COLONIAL BANK-NORTHWEST

of P. O. Box 48-283 Niles Illinois
(No. and Street) (City) (State)

as Trustee, and to his successors in trust hereinafter named, the following described real estate, with the improvements thereon, including all heating, air-conditioning, gas and plumbing apparatus and fixtures, and everything appurtenant thereto, together with all rents, issues and profits of said premises, situated in the County of Cook

Above Space For Recorder's Use Only

UNIT 415 AS DESCRIBED IN SURVEY DELINEATED ON AND ATTACHED TO AND A PART OF DECLARATION OF CONDOMINIUM OWNERSHIP REGISTERED ON THE 14TH DAY OF NOVEMBER 1980 AS DOCUMENT NUMBER 3188544 TOGETHER WITH AN UNDIVIDED .0087% INTEREST (EXCEPT THE UNITS DELINEATED AND DESCRIBED IN SAID SURVEY) IN AND TO THE FOLLOWING DESCRIBED PREMISES.

ALL OF LOTS ONE (1) AND THREE (3) AND LOT TWO (2) (EXCEPT THAT PART THEREOF DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTH WEST CORNER OF LOT NINE (9); THENCE SOUTHERLY ALONG THE EXTENSION OF A LINE RUNNING FROM THE NORTH EAST CORNER OF LOT NINE (9) TO THE SOUTH WEST CORNER OF LOT NINE (9) TO THE SOUTHERLY LINE OF LOT THREE (3) EXTENDED EASTERLY; THENCE EASTERLY ALONG SAID SOUTHERLY LINE EXTENDED TO THE EAST LINE OF SAID LOT TWO (2); THENCE NORTHERLY ALONG THE EAST LINE OF LOT TWO (2) TO THE NORTH EAST CORNER THEREOF; THENCE WESTERLY ALONG THE NORTHERLY LINE OF SAID LOT TO A POINT OF BEGINNING, ALL IN RAND'S SUBDIVISION OF LOT ONE HUNDRED SEVENTY THREE (173) IN THE VILLAGE OF DESPLAINES, IN THE SOUTH WEST QUARTER (1/4) OF SECTION 16, TOWNSHIP 41 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, AS PER PLAT THEREOF RECORDED OCTOBER 19, 1874 AS DOCUMENT NUMBER 196440, IN COOK COUNTY, ILLINOIS.

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PERM T INDEX NO. 09 16 304 012 1048

any time on said premises insured in companies to be selected by the grantee herein, who is hereby authorized to place such insurance in companies acceptable to the holder of the first mortgage indebtedness, with loss clause attached payable first, to the first Trustee or Mortgagee, and second, to the Trustee herein as their interests may appear, which policies shall be left and remain with the said Mortgagee or Trustee until the indebtedness is fully paid; (6) to pay all prior incumbrances, and the interest thereon, at the time or times when the same shall become due and payable.

IN THE EVENT of failure so to insure, or pay taxes or assessments, or the prior incumbrances, or the interest thereon when due, the grantee or the holder of said indebtedness, may procure such insurance, or pay such taxes or assessments, or discharge or purchase any tax lien or title affecting said premises or pay all prior incumbrances and the interest thereon from time to time; and the money so paid, the Grantor agrees to repay immediately without demand, and the same with interest thereon from the date of payment at 10 per cent per annum shall be so much additional indebtedness secured hereby.

IN THE EVENT of a breach of any of the aforesaid covenants or agreements by the holder of said indebtedness, including principal and all earned interest, shall, at the option of the legal holder thereof, without notice, become immediately due and payable, and with interest thereon from time of such breach at 10 per cent per annum, shall be recoverable by foreclosure thereof, or by suit at law, or both, the same as if all of said indebtedness had then matured by express terms.

IT IS AGREED by the Grantor that all expenses and disbursements paid or incurred in behalf of plaintiff in connection with the foreclosure hereof — including reasonable attorney's fees, outlays for documentary evidence, stenographer's charges, cost of procuring or compiling abstract showing the whole title of said premises embracing foreclosure decree — shall be paid by the Grantor; and the like expenses and disbursements, occasioned by any suit or proceeding wherein the grantee or any holder of any part of said indebtedness, as such, may be a party, shall also be paid by the Grantor. All such expenses and disbursements shall be an additional lien upon said premises, shall be taxed as costs and included in any decree that may be rendered in such foreclosure proceedings; which proceeding, whether or not a sale shall have been entered or not, shall not be dismissed, nor release hereof given, until all such expenses and disbursements, and the cost of sale, including attorney's fees, have been paid. The Grantor for the Grantor and for the heirs, executors, administrators and assigns of the Grantor hereby irrevocably and exclusively assigns all right to the possession of, and income from, said premises pending such foreclosure proceedings, and agrees that upon the filing of any complaint to foreclose this Trust Deed, the court in which such complaint is filed, may at once and without notice to the Grantor, or to any party claiming under the Grantor, appoint a receiver to take possession or charge of said premises with power to collect the rents, issues and profits of the said premises.

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The name of a record owner is: Diana Besseris, a spinster

IN THE EVENT of the death or removal from said Cook County of the grantee, or of his resignation, refusal or failure to act, then

First Colonial Bank Northwest of said County is hereby appointed to be first successor in this trust; and if for any like cause said first successor fail or refuse to act, the person who shall then be the acting Recorder of Deeds of said County is hereby appointed to be second successor in this trust. And when all of the aforesaid covenants and agreements are performed, the grantee or his successor in trust, shall release said premises to the party entitled, on receiving his reasonable charges.

This trust deed is subject to

Witness the hand and seal of the Grantor this 15th day of July, 19 91

Diana Besseris (SEAL)
Diana Besseris

Please print or type name(s) below signature(s)

(SEAL)

This instrument was prepared by First Colonial Bank Northwest-P. O. Box 48-283-Niles, IL
(NAME AND ADDRESS)

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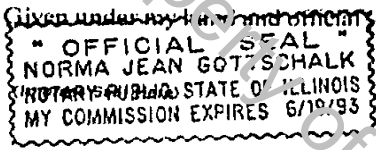
STATE OF ILLINOIS)
COUNTY OF COOK) ss.

I, The Undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that

Diana Besseris, a spinster

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 signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal this 15th day of July, 1991.



Norma Jean Gottschalk
Notary Public

Commission Expires 6/19/93



Submit to 3988612
Address 611/DR3388
Promised Trust
Deliver to 611/DR3388
Address 611/DR3388
Date 3988612
Notary 611/DR3388

1991 AUG 16 PM 2:09
CAROL MOSELEY BRADY
REGISTRAR OF TITLES

N
3988612
3988612

BOX No. _____
SECOND MORTGAGE
Trust Deed

TO

GEORGE E. COLE
LEGAL FORMS

UNOFFICIAL COPY

This instrument was prepared by First Colonial Bank, Northwobc-R, O, Box 48-283-N110H, IL

Please print or type name(s) and signature(s)

Witness the hand and seal of the Grantor this 15th day of July 1991

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal at Chicago, Illinois, this 15th day of July 1991

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THIS INSTRUMENT IS A MORTGAGE

IN 59 monthly installments of \$243.04 each or more, and a final installment of \$243.04 on July 15, 1996, beginning on August 15, 1991 until the note is paid in full.

WHEREAS, the Grantor is justly indebted upon the principal promissory note bearing even date herewith, payable

IN TRUST, nevertheless, for the purpose of securing performance of the covenants and agreements herein

Permanent Real Estate Index Number(s): 09-16-304-012-1048

711 River Road - Des Plaines, IL

Address(es) of premises:

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

(SEE LEGAL DESCRIPTION ATTACHED)

and name of lender, to-wit

First Colonial Bank, Northwobc-R, O, Box 48-283-N110H, IL

This instrument was prepared by

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BOOK No.
SECOND MORTGAGE
Trust Deed

GEORGE E. COLE
LEGAL FORMS

CHICAGO TITLE INS. CO.
702070

1991 AUG 16 PM 2:49
CAROL MOSELEY BRAUN
REGISTRAR OF TITLES
MURKIN 8663

Submitting Office 21998612
Address
Premises
Delivery Office
Address
Submitting Office 21998612

The undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Diana Besserts, a spinster 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 signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

OFFICIAL SEAL
NORMA JEAN GOTTSCHALK
NOTARY PUBLIC STATE OF ILLINOIS
MY COMMISSION EXPIRES 6/19/93

Norma Jean Gottschalk
Notary Public

Given under my hand and official seal this 15th day of July, 19 91.

STATE OF ILLINOIS }
COUNTY OF COOK }
SS.