

UNOFFICIAL COPY

Property of 21 438 262

TRUST DEED AND NOTE

NO. 2604 1/2

Randolph Prtg. Co.

THIS INDENTURE WITNESSETH That the undersigned as grantors, of Westchester County of Cook and State of Illinois for an in consideration of the sum of One Dollar and other good and valuable consideration, in hand paid, convey and warrant to Merchandise National Bank of city of Chicago County of Cook and State of Illinois the following described Real Estate, with all improvements thereon, situated in the County of Cook in the State of Illinois to wit: Lot 85 in George F. Nixon and Company's Canterburg Addition to Westchester in the W. 1/4 of the S. E. 1/4 of Section 21, Township 39 North, Range 12.

hereby releasing and waving all rights under and by virtue of the homestead exemption laws of the State of Illinois. GRANTORS AGREE to pay all taxes and assessments upon said premises 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 Grantors is authorized to attend to the same and pay the bills therefor, which shall with 5% 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 re-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, interest or advancements.

In trust, nevertheless, for the purpose of securing performance of the following obligation, to-wit: \$10,265.64 March 26, 1971

Forty-five days after date for value received I (we) promise to pay to the order of Merchandise National Bank of Chicago the sum of Ten Thousand two hundred sixty-five and 64/100ths Dollars at the office of the legal holder of this instrument with interest at 6 per cent. per annum after date hereof until paid.

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 hereafter 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 Twenty Five Dollars Attorney's fees, and to waive and release all errors which may intervene in any such proceedings, and consent to immediate execution upon such judgment, hereby ratifying and confirming all that my (our) said attorney may do by virtue hereof.

IN THE EVENT of the death, inability, removal or absence from said Cook County of the Trustee, or of his refusal or failure to act, then of said County, is hereby appointed to be the first successor in this trust; and if for any like cause 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 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.

Witness our hands and seals this 26th day of March A.D. 1971

Signed and Sealed in the Presence of [Signature] [Seal] Betty L. Clark [Seal]

21 438 262

Office

STATE OF Illinois)
D. Page County,) ss.



I, Marion Agner
a Notary Public, in and for, and residing in said County, in the State aforesaid, do hereby
certify that Gary W. Clark & wife Betty Anne
are personally known to me to be the same person S whose name
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.

Given under my hand and Notarial Seal this 26th
day of March A. D. 1971

My Commission expires April, 1973 Marion Agner Notary Public.

1971 APR 2 AM 10 31

PH 213599 • 21438262 - A - Rec 5.00

Trust Deed and Note

Gary W. & Betty Anne Clark
1616 Manchester
Westchester, Illinois

to
Merchandise National Bank
Merchandise Mart
Chicago, Illinois 60654

Pay to order of Merchandise National
Bank without recourse
AIROOM INC.

Betty Anne Clark
B



21438262

Radoush Printing Co.

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END OF RECORDED DOCUMENT