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TRUST DEED

1972 MAR 29 PM 12 36

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FORM 742B REV. 3-66

THE ABOVE SPACE FOR RECORDERS USE ONLY

THIS INDENTURE, Made — March 23 — 19 72 , between Michigan Avenue National Bank of Chicago, a National Banking Association, not personally but as Trustee under the provisions of a Deed or Deeds in trust duly recorded and delivered to said Company in pursuance of a Trust Agreement dated March 3, 1972 — and known as trust number — 2102 — herein referred to as "First Party," and PARK NATIONAL BANK OF CHICAGO, a National Banking Association — herein referred to as TRUSTEE, witnesseth:

THAT, WHEREAS First Party has concurrently herewith executed an instalment note bearing even date here- in the Principal Sum of SIXTY THOUSAND AND NO/100 DOLLARS mad payable to BEARER and delivered, in and by which said Note the First Party promises to pay out of that portion of the trust estate subject to said Trust Agreement and hereinafter specifically described, the said principal sum and interest from March 2, 1972 — on the balance of principal remaining from time to time unpaid at the rate of 6-1/2 — percent per annum in instalments as follows: SIX HUNDRED EIGHTY ONE AND 29/100

Dollars on the — 1st — day of — June — 19 72 and SIX HUNDRED EIGHTY ONE AND 29/100 month

Dollars on the — 1st — day of each and every/ 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 — May — 19 82 . 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 seven per cent per annum, and all of 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 PARK NATIONAL BANK OF CHICAGO — Prepayment privilege granted, for details see, in said City,

NOW, THEREFORE, First Party 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 also in consideration of the sum of One Dollar in hand paid, the receipt whereof is hereby acknowledged, does by these presents grant, remise, release, alien and convey unto the Trustee and successors and assigns, the following described Real Estate situate, lying and being in the COUNTY OF — Cook — AND STATE OF ILLINOIS, to wit:

Lot 28 and the South 1/2 of Lot 29 in Elock 2 in Winnetka Park Bluffs in the South East 1/4 of Section 17, Township 42 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois:

5.00

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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 First Party, its successors or assigns 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, water and cooling, water, light, power, refrigeration (whether single units or centrally controlled), and ventilation, including (without restricting the foregoing) radiators, window shades, storm doors and windows, floor coverings, inador beds, awnings, stoves and water heaters. All of the foregoing are declared to be 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 First Party or its 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. IT IS FURTHER UNDERSTOOD AND AGREED THAT: 1. Until the indebtedness aforesaid shall be fully paid, and in case of the failure of First Party, its successors or assigns to: (1) promptly repair, restore or rebuild any buildings or improvement now or hereafter on the premises which may become damaged or be destroyed; (2) keep said premises in good condition and repair, without waste, and free from mechanic's or other liens or claims for lien not expressly subordinated to the lien hereof; (3) pay when due any indebtedness which may be secured by a lien or charge on the premises superior to the lien hereof, and upon request exhibit satisfactory evidence of the discharge of such prior lien to Trustee or to holders of the note; (4) complete within a reasonable time any building or buildings now or at any time in process of erection upon said premises; (5) comply with all requirements of law or municipal ordinances with respect to the premises and the use thereof; (6) refrain from making material alterations in said premises except as required by law or municipal ordinances; (7) pay before any penalty attaches all general taxes, and pay special taxes, special assessments, water charges, sewer service charges, and other charges against the premises when due, and upon written request, to furnish to Trustee or to holders of the note duplicate receipts therefor; (8) pay in full under protest, in the manner provided by statute, any tax or assessment which First Party may desire to contest; (9) keep all buildings and improvements now or hereafter situated on said premises insured against loss or damage by fire, lightning or windstorm under policies providing for payment by the insurance companies of moneys sufficient either to pay the cost of replacing or repairing the same or to pay in full the indebtedness secured hereby, all in companies satisfactory to the holders of the note, under insurance policies payable, in case of loss or damage, to Trustee for the benefit of the

DELIVERY INSTRUCTIONS

OR RECORDER'S OFFICE BOX NUMBER 480

FOR RECORDERS INDEX PURPOSES INSERT STREET ADDRESS OF ABOVE DESCRIBED PROPERTY HERE

854 Bryant Avenue Winnetka, Illinois

holders of the note, such rights to be evidenced by the standard mortgage clause to be attached to each policy; and to deliver all policies, including addi-

2. The Trustee or the holders of the note hereby secured making any payment hereby authorized relating to taxes or assessments, may do so accord-

3. At the option of the holders of the note and without notice to First Party, its successors or assigns, all unpaid indebtedness secured by this trust

4. When the indebtedness hereby secured shall become due whether by acceleration or otherwise, holders of the note or Trustee shall have the

5. The proceeds of any foreclosure sale of the premises shall be distributed and applied in the following order of priority: First, on account of all

6. Upon, or at any time after the filing of a bill to foreclose this trust deed, the court in which such bill is filed may appoint a receiver of said prem-

7. Trustee or the holders of the note shall have the right to inspect the premises at all reasonable times and access thereto shall be permitted for

8. Trustee has no duty to examine the title, location, existence, or condition of the premises, nor shall Trustee be obligated to record this trust deed

9. Trustee shall release this trust deed and the lien thereof by proper instrument upon presentation of satisfactory evidence that all indebtedness

10. Trustee may resign by instrument in writing filed in the office of the Recorder or Registrar of Titles in which this instrument shall have been

11. Said parties of the first part further covenant and agree to deposit with the Trustee of this note, within the next day of June, 1972, a sum equal to

12. In the event of a Sale or Conveyance of the property described herein, the entire balance remaining unpaid on this mortgage shall become due and payable immediately.

THIS TRUST DEED is executed by the Michigan Avenue National Bank of Chicago, not personally but as Trustee as aforesaid in the exercise of the power and authority conferred upon and vested in it as such Trustee and it is expressly understood and agreed that nothing herein or in said note contained shall be construed as creating any liability on the said First Party or on said Michigan Avenue National Bank of Chicago personally to pay the said note or any interest thereon, or any indebtedness arising hereunder, or to perform any covenant or other obligation or implied herein contained, all such liability, if any, being expressly waived by Trustee and by every person now or hereafter claiming any right or implied hereunder, and that so far as the First Party and its successors and said Michigan Avenue National Bank of Chicago personally are concerned, the legal holder or holders of said note and the owner or owners of any indebtedness securing hereunder shall look solely to the premises hereby conveyed for the payment thereof, by the enforcement of the lien hereby created, in the manner herein and in said note provided or by action in enforcement of the personal liability of the guarantor, if any.

IN WITNESS WHEREOF, the Michigan Avenue National Bank of Chicago not personally but as Trustee as aforesaid, has caused this instrument to be signed by E. J. Meyer, Jr., its Assistant Vice-President and its corporate seal to be hereunto affixed and attested by its Assistant Secretary, the day and year first above written.

MICHIGAN AVENUE NATIONAL BANK, of Chicago as Trustee, as aforesaid, and not personally.

By: E. J. Meyer, Jr., Senior Vice President
Attest: Elsie C. Gadzinski, Assistant Secretary

STATE OF ILLINOIS
COUNTY OF COOK

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that the above named Senior Vice President and Assistant Secretary of the MICHIGAN AVENUE NATIONAL BANK OF CHICAGO, a National Banking Association, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Senior Vice President and Assistant Secretary respectively, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary act and as the free and voluntary act of said National Banking Association, as Trustee, for the purpose therein set forth; and the said Assistant Secretary then and there acknowledged that said Assistant Secretary, as custodian of the corporate seal of said National Banking Association, caused the corporate seal of said National Banking Association to be affixed to said instrument as their own free and voluntary act and as the free and voluntary act of said National Banking Association for the purpose therein set forth.



Notaral Seal this 28 day of March 19 72.

My Commission Expires July 27, 1975

IMPORTANT FOR THE PROTECTION OF BOTH THE BORROWER AND LENDER, THE NOTE SECURED BY THIS TRUST DEED SHOULD BE IDENTIFIED BY THE TRUSTEE NAMED HEREIN BEFORE THE TRUST DEED IS FILED FOR RECORD.

The Instalment Note mentioned in the within Trust Deed has been identified hereunder Under Identification No. 806 PARK NATIONAL BANK OF CHICAGO, Trustee By: [Signature] President

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