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21-05221

at the rate of 6 per cent per annum, and an amount being paid at such banking house or trust
as the FIRST day of AUGUST 19th 1983 as follows: \$ 710.00 DOLLARS
on the FIRST day of each and every month thereafter until said note is fully paid except that the final
payment of principal and interest of a month shall be due on the 1st day of 1884.
A sum of \$ 10.00 per month of the principal as defined by and to be paid upon the unpaid principal
as above, and the principal, prior to the first payment of the principal, each repayment to be paid when the small sum of interest
at the rate of 6 per cent per annum, and an amount being paid at such banking house or trust

HOWEVER First Party to receive the payment of the said principal sum of money and said interest to accordance with the terms, provisions and conditions of this Note and also to receive delivery of the note of One Year in hand paid, the receipt whereof is hereby acknowledged, does of these presents graciously receives, takes, and money paid the Plaintiff, his successors and assigns, the Plaintiff doth further bind Estate general, living and being in MA CHICAGO.

Lot line (1) in block Six (6) in Oliver L. Watson Montrose Boulevard
addition being a subdivision of the South forty (40) acres of the North
West quarter (1/4) of section seventeen (17) Township forty (40) North,
Range thirteen (11), East of the third principal meridian, in Cook County,
Illinois.

IT IS FURTHER UNDERSTOOD AND AGREED THAT

so according to any bill, statement or estimate procured from the appropriate authority, or into the validity of any tax, assessment, sale, forfeiture, tax lien or other claim under this title, or into the amount of the same, or into the right of the holder of such claim to collect the same by this title, or into the non-withholding of anything in this note or in this trust deed to the contrary, become due and payable; (d) in the case of default in making payment of any instalment of principal or interest on the note, or (b) in the event of the failure of the holder of the note to pay over to the holder of this note, or to his assigns, do any of the things set forth in section 11-10-100, hereof and such default shall continue for three days, said option to be exercised at any time during the existence of said three day period.

three days, and option to be exercised at any time after the expiration of said three day period.

have the right to foreclose the Note hereby in any suit to foreclose the Note or any other action, suit or proceeding, whether brought by attorney's fees, Trustee's fees, appraiser's fees, outlays for documentary and expert evidence, stenographer's charges, publication costs and expenses, or may be sustained as to items of expense, including reasonable attorney's fees, for the preparation of such suit or proceeding, and may demand payment of all costs, expenses, attorney's fees, and similar data and expenses with respect to title as Trustee or holders of the note shall become so reasonably necessary either to prosecute such suit or to enforce a judgment or decree in favor of the Noteholders or to collect the amount due and payable on the Note. Any interest thereon at the rate of six percent per annum, when paid or incurred by Trustee or holders of the Note in connection with (a) any proceeding, including the preparation of such suit or proceeding, or (b) the preparation of any documents or instruments incident to such suit or proceeding, or (c) the defense of any foreclosure hereunder, or (d) the preparation for the commencement of any suit for the foreclosure hereof after accrual of such right, or to foreclose whether or not actually commenced; or (e) preparations for the commencement of any defense of any threatened suit or proceeding which

5. The proceeds of any foreclosure sale of the premises shall be distributed and applied in the following order of priority: First, ac-
counts of all sums due and payable by the Debtor to the holder of record of the note or in the event of a transfer, to the assignee
hereof; second, all other items which in the opinion of the holder of record of the note or in the event of a transfer, to the assignee
hereof, constitute secured indebtedness additional to that evidenced by the note; third, all principal and interest remaining unpaid
on the note; fourth, any overplus to First party.

legal representative or assigns, as their rights may appear.

8. Upon, or at any time after the filing of a bill to foreclose this trust deed, the court in which such bill is filed shall appoint a receiver of the property covered by this trust deed, or of any part thereof, to receive the rents, issues and profits therefrom, according to the solvency at the time of application for such receiver, of the person or persons, if any, liable for the payment of such indebtedness secured hereby, and such receiver shall have power to collect the rents, issues and profits of said premises during the period of such receivership, and such receiver may be appointed as such receiver. Such receiver shall have power to collect the rents, issues and profits of said premises during the period of such foreclosure suit, and, in case of a sale and a deficiency, during the full statutory period of redemption thereafter. Such receiver would be entitled to collect such rents, issues and profits, and all other powers which may be necessary or are usual in such cases, for the protection of the rights of the holder of this trust deed.

authorize the receiver to apply the net income in his hands in payment in whole or in part of: (1) The indebtedness secured hereby, or by any decree foreclosing this trust deed, or any tax, special assessment or other lien which may be or become superior to the lien hereof or of such decree, provided such application is made prior to the foreclosure sale; (2) the deficiency in case of a sale and deficiency.

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RIDER ATTACHED TO TRUST DEED DATED June 22nd, 1972 from
NORTHWEST NATIONAL BANK OF CHICAGO TO CHICAGO
TITLE AND TRUST COMPANY, TRUSTEE. UNDER TRUST NO. 1512

The Borrowers further agree to deposit with the Northwest National Bank of Chicago monthly 1/12th of the general real estate taxes for the current year.

In the event the Mortgagor shall convey title to any person or persons other than the Mortgagor or shall suffer or permit Mortgagor's equity of redemption in the property described in this Mortgage to become vested in any person or persons other than the Mortgagor (except when such vesting results from devise or operation of law upon the death of any individual executing this Mortgage), then in any such event the Mortgagee is hereby authorized and empowered at its option and without affecting the lien hereby created or the priority of said lien or any right of the Mortgagee hereunder, to declare all sums secured hereby immediately due and payable and apply toward the payment of said mortgage indebtedness any indebtedness of the Mortgage to the Mortgagor, and said Mortgagee may also immediately proceed to foreclose this Mortgage, and in any foreclosure a sale may be made of the premises en masse without offering the several parts separately. Acceptance by the Mortgagee of any mortgage payments made by any person or persons other than the Mortgagor shall not be deemed a waiver by the Mortgagee of its right to require or enforce performance of this provision or to exercise the remedies hereunder. For the purpose of this provision, the word "person" means an individual, a corporation, a partnership, an association, a joint stock company, a trust, any unincorporated organization, or a governmental or political subdivision thereof, or any one or more or combination of the foregoing. Whenever the Mortgagee shall elect to declare all sums secured hereby immediately due and payable in accordance with this provision, it shall give written notice to the Mortgagor and to the Mortgagor's successors in title not less than thirty (30) days prior to the effective date of such acceleration. Such notice shall be deemed to have been given upon the mailing thereof by registered or certified mail, postage prepaid, addressed to the last known address of the Mortgagor and of the Mortgagor's successors in title as recorded upon the books of the Mortgagee, but if no such address be so recorded then to the address of the mortgaged property.

Where the term "Mortgagee" has been used in the above paragraph, it shall be construed to mean the Holder of the Note.

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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 that purpose.

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 on behalf of the First Party, or to make any inquiry concerning the acts of the First Party or the acts of its agents or employees hereunder, except in case of its own gross negligence or misconduct or that of the agents or employees of Trustee, and it may require indemnities satisfactory to it before exercising any power herein given.

9. Trustee shall release this trust deed and the lien thereon by proper instrument upon presentation of satisfactory evidence that all indebtedness secured by this trust deed has been fully paid, and Trustee may execute and deliver a release hereof to and at the request of any person who, whether before or after maturity thereof, produces and exhibit to Trustee the note representing that all indebtedness hereby secured has been paid, which representation Trustee may accept as true without inquiry. Where a release is requested of a successor trustee such successor trustee may accept as the genuine note referred to in this note which bears a certificate of identification purporting to be executed by a prior trustee hereunder or which conforms in substance with the description herein of the note which purports to be executed on behalf of First Party; and where the release is requested of the original trustee and it has never executed a certificate on any instrument identifying same as the note described herein, it may accept as the genuine note herein described any note which bears a certificate of identification conforming in substance with the description herein contained of the note and which purports to be executed on behalf of First Party.

10. Trustee may resign by instrument in writing filed in the office of the Recorder or Register of Titles in which this instrument shall have been recorded, or in the office of the Recorder or Register of Titles in which the premises are situated, or by action of the court in which the premises are situated shall be Successor in Trust. Any Successor in Trust hereunder shall have the identical title, powers and authorities as are herein given Trustee, and any Trustee or successor shall be entitled to reasonable compensation for all acts performed hereunder.

11. RIDER ATTACHED IS HEREBY MADE A PART OF THIS TRUST DEED

THIS TRUST DEED is executed by the Northwest 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 said Northwest National Bank of Chicago heretofore warrants that it possesses full power and authority to do all acts herein required to be done) in and about the City of Chicago, Illinois, on this day of June, 1972, for the purpose of creating any liability on the said First Party or on said Northwest National Bank of Chicago personally to pay the said note or any interest that may accrue thereon, or any indebtedness accruing hereunder, or to perform any covenant either express or implied herein contained, all such liability, if any, being expressly waived by Trustee and every person now or hereafter claiming any right or security hereunder, and that so far as the First Party and its successors and assigns, Northwest National Bank of Chicago personally are concerned, the legal holder or holders of said note and the owner or owners of any indebtedness accruing hereunder shall look to the persons hereinabove named for the payment thereof, by the enforcement of the lien hereby created in the manner herein and in said note provided or by action to enforce the personal liability of the guarantor, if any.

IN WITNESS WHEREOF Northwest National Bank of Chicago not personally but as Trustee as aforesaid, has caused these presents to be signed by 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.

NORTHWEST NATIONAL BANK OF CHICAGO As Trustee as aforesaid and not personally,

By *Richard M. Corbett* ASSISTANT VICE-PRESIDENT

Attest *Joyce M. Tansor* ASSISTANT SECRETARY

Florence J. Haug

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

Richard M. Corbett

Assistant Vice President of the Northwest National Bank of Chicago, and

Joyce M. Tansor

Assistant Secretary

of said Bank who are personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Assistant Vice President and Assistant Secretary respectively, appeared before me this day in person and acknowledged to me that they were the persons who respectively executed the same voluntarily and without any compulsion or duress, and as the free and voluntary act of said Bank as Trustee as aforesaid, for the uses and purposes therein set forth; and the said Assistant Secretary, then and there acknowledged the said as custodian of the corporate seal of said Bank and that he will keep the same in his safe deposit box in the safe of the Northwest National Bank of Chicago, and as the free and voluntary act of said Bank, as Trustee as aforesaid for the uses and purposes therein set forth.

23rd

Given under my hand and notarial seal, this

day of June

By Commission Expires

Aug. 6, 1975

Florence J. Haug

Notary Public

I M P O R T A N T	
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 herewith under Identification No. 553155
CHICAGO TITLE AND TRUST COMPANY

Richard M. Corbett
Assistant Vice President

Florence J. Haug
Notary Public

COOK COUNTY, ILLINOIS
FILED FOR RECORDING
JUN 26 '72

TRUST DEED

NORTHWEST NATIONAL BANK OF CHICAGO

IRVING PARK AND CICERO AT MILWAUKEE

as Trustee

Trustee

*21952741

THE ABOVE SPACE FOR RECORDERS USE ONLY

NORTHWEST NATIONAL BANK OF CHICAGO

IRVING PARK AND CICERO AT MILWAUKEE

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3 8 4 3 3 X
A N D 7 1
5 1 0 0 0
N O 1 0 0 0
2 0 0 0 0
A N D

END OF RECORDED DOCUMENT