

UNOFFICIAL COPY

TRUST DEED—SECOND MORTGAGE FORM (ILLINOIS)

NO. 202

21 259 437

RED & COLE & CO CHICAGO
LEGAL BLANKS

This Indenture, WITNESSETH, That the Grantor^s GEORGE C. DUFFY AND MILDRED F. DUFFY,
his wife,

of the Village of Willowbrook County of DuPage and State of Illinois
for and in consideration of the sum of FOURTEEN THOUSAND AND NO/100 ----- Dollars
in hand paid, CONVEY AND WARRANT to ROBERT V. HLADIK
of the Village of Brookfield County of Cook and State of Illinois
and to his successors in trust hereinafter named, for the purpose of securing performance of the covenants and agreements
herein, the following described real estate, with the improvements thereon, including all heating, gas and plumbing appar-
atus and fixtures, and everything appurtenant thereto, together with all rents, issues and profits of said premises, situated
in the Township of Lyons County of Cook and State of Illinois, to-wit:

Lot 37 in Robert Bartlett's LaGrange Highlands Unit No. 1, a
Subdivision of the South half of the West half of the South
East quarter of Section 8, Township 38 North, Range 12, East of
the First Principal Meridian, according to the plat thereof
recorded December 17, 1945 as document 13680367 in Cook County,
Illinois.**

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

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

WHEREAS, The Grantor^s GEORGE C. DUFFY AND MILDRED F. DUFFY, HIS WIFE, are

justly indebted upon one principal promissory note bearing even date herewith, payable
to BEARER in the principal sum of \$14,000.00 due on September 4, 1971 together with
interest thereon as stated in said note.

The GRANTOR^s covenant and agree as follows: (1) To pay said indebtedness, and the interest thereon, as herein and in said notes provided, or
according to any agreement extending time of payment; (2) to pay prior to the first day of June in each year, all taxes and assessments against said premises,
and on demand to exhibit receipts therefor; (3) within sixty days after destruction or damage to rebuild or restore all buildings or improvements on said premises
that may have been destroyed or damaged; (4) that waste to said premises shall not be committed or suffered; (5) to keep all buildings, pools or at 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 clauses attached payable first, to the first Trustee or Mortgagee, and second, to the parties herein as their interests
may appear, which policies shall be kept and remain in full force and effect 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 to insure, or pay taxes or assessments, or discharge or purchase any tax lien or title affecting or imposing a lien or charge on 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 or imposing a lien or charge on the holder
of said indebtedness, and the interest thereon from time to time; and all money so paid, the grantor^s agree to repay immediately when demanded, and
the same with interest thereon from the date of payment at seven 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 the whole of said indebtedness, including principal and interest, shall
shall, at the option of the legal holder thereof, without notice, become immediately due and payable, and with interest thereon from time to time at a rate not to
exceed seven 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 become due and
payable at the time of such breach.

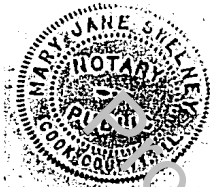
IN WITNESS whereof the grantor^s have caused this Trust Deed to be signed by their names, and have hereunto set their hands and seals, and the seal of said County, on the day and date first above written.

IN WITNESS whereof the grantor^s have caused this Trust Deed to be signed by their names, and have hereunto set their hands and seals, and the seal of said County, on the day and date first above written.

Witness the hands and seals of the grantor^s this Fourth day of September A. D. 1970
George C. Duffy (SEAL)
George C. Duffy (SEAL)
Mildred F. Duffy (SEAL)
Mildred F. Duffy (SEAL)

21 259 437

State of Illinois }
County of Cook } ss.



I, MARY JANE SWEENEY
a Notary Public in and for said County, in the State aforesaid, Do hereby Certify that
GEORGE C. DUFFY AND MILDRED F. DUFFY, HIS WIFE,

personally known to me to be the same persons 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 Fourth
day of September A. D. 19 70

Mary Jane Sweeney
Notary Public.

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Box No. 20

SECOND MORTGAGE

Trust Deed

GEORGE C. DUFFY AND

MILDRED F. DUFFY

TO

ROBERT V. HLADIK

GEORGE COLE COMPANY

21259437