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TRUST DEED—SECOND MORTGAGE FORM (ILLINOIS)

NO. 202

GEO E COLE & CO CHICAGO
LEGAL BLANKS

22 520 631

This Indenture, WITNESSETH, That the Grantor,
SVETOZAR MOYSIN & MILEVA MOYSIN, his wife

of the City of Chicago County of Cook and State of Illinois
for and in consideration of the sum of Three Thousand Ninety One Dollars 80cts. Dollars
in hand paid, CONVEY AND WARRANT to EUROPA ACCEPTANCE CORPORATION
of the City of Chicago 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 ap-
paratus and fixtures, and everything appurtenant thereto, together with all rents, issues and profits of said premises, situated
in the C. V. of Chicago County of Cook and State of Illinois, to-wit:

Lot 3^o in Block 7 in Mc Millan and Westmore's Subdivision of
the South 1/2 of the North East 1/4 of South East 1/4 of
Section 7 Township 39 North, Range 13 East of the Third
Principal Meridian, 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, **SVETOZAR MOYSIN & MILEVA MOYSIN, His Wife**
justly indebted upon _____, giving a promissory note bearing even date herewith, payable
one hundred fifty four Dollars on August 7th 1973 and twenty three
payments of one hundred fifty four Dollars payable monthly thereafter.

THE GRANTOR, covenant, and agree, as follows: (1) To pay said indebtedness, and the interest thereon, as hereinafter and in such notes provided, or according to any agreement extending time of payment; (2) to pay taxes to the first day of June and December, and to keep all buildings and improvements on 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, which have been destroyed or damaged, so that they shall not be committed or suffered; (4) to keep all buildings, acreage, at any time on said premises insured in companies to be selected by the grantor, which will be liable for the same, and the premium thereon shall be paid to the holder of the first mortgage indebtedness, with loss clause attached payable first, to the first Trustee or Mortgagor and second, to the grantor; (5) to keep the holder of the first mortgage indebtedness, and to remain with the said mortgages or Trustees until the indebtedness is fully paid; (6) to pay all taxes, impositions, and the interest thereon, at the time and place when due, and to keep the same from time to time in full force and effect; (7) to pay all expenses of collection, including attorney's fees, and the prior encumbrances or the interest thereon when due, the grantee or the holder of said indebtedness, or the grantor, or the prior encumbrances or the interest thereon, shall be entitled to sue for the amount of such expenses, and to recover the same with interest thereon from the date of payment at seven per cent per annum, and to collect such additional interest as may be allowed by law; (8) in case of breach of any of the aforesaid covenants or agreements the whole of said indebtedness, including principal and all earned interest, shall, at the option of the grantee, be declared to be due and payable, and with interest thereon from time of such breach, at seven per cent per annum, shall be recoverable by foreclosure thereof, or by suit at law, 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 complainant in connection with the foreclosure hereof—including reasonable solicitor's fees, outlays for documentary evidence, stenographer's charges, and other expenses of recordation showing the whole title of said premises embracing foreclosure decree—shall be paid by the grantor; and the like expenses and disbursements occasioned by the sale of said premises and disbursements shall be an additional lien upon said premises, shall be taxed as costs and paid by the grantor. All such expenses and disbursements shall be an additional lien upon said premises, shall be taxed as costs and paid by the grantor. In such foreclosure proceeding, whether decree of sale shall have been entered or not, shall not be dismissed, nor a release given, until all costs and expenses of such proceeding, including attorney's fees, and the like expenses and disbursements, shall have been paid. The grantor, for said grantor, and for the heirs, executors, administrators and assigns of said grantor, waive all right to the personalty of the grantee, and to sue for personal damages, and agree, that upon the filing of any bill to foreclose this Trust Deed, the court in which such bill is filed, may at once and without notice to the said grantor, appoint a receiver to take possession or charge of said premises with power to collect the rents, houses and profits of the said premises.

IN THE EVENT of the death, removal or absence from said _____ County of the grantee, or of his refusal or failure to act, then
and also in case said first named shall be adjudged dead, 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 grantee or his successor in trust, shall release said premises to
the party entitled, on receiving his reasonable charges.

Witness the hand and seal of the grantor, this 8th day of August A. D. 19 73

Svetozar Moysin (SEAL)

Mileva Moysin (SEAL)

Europa Acceptance Corporation (SEAL)

(SEAL)

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State of Illinois }
County of Cook }

I, Samuel H. DUHL

a Notary Public in and for said County, in the State aforesaid, do hereby certify that
Svetozar Moysin and Milena Moysin, his wife

personally known to me to be the same person whose name _____ subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as _____ 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 8th
day of August A. D. 1973

Samuel H. Duhl
Notary Public

RECORDED OF
COOK COUNTY, ILLINOIS

1973 OCT 23 AM 9 07

OCT-23-73 703037 • 25006314 A — Rec

5.10

Box No. _____

**SECOND MORTGAGE
Trust Deed**

SVETOZAR & MILENA MOYSIN

TO
EUROPA ACCEPTANCE CORPORATION

7234 W. Dempster Street
Morton Grove Ill. 60053

500 MAIL

GEORGE E COLE & COMPANY

22520 631

END OF RECORDED DOCUMENT