## UNOFFICIAL COPY

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IIS INDEN	TURE, made	October 30		IE ABOVE SPACE FOR R		
Fairhur	st, his wife			9.73 , <sub>between</sub> Danie I Polly Seltzer, h	I Fairhur is wife. o	t and Nan Edmond
Oklahon	na.					
	1447	СНІ	('A(2) TITTE AND	rred to as "Mortgagors" TRUST COMPANY,		
		usiness in Chicago, agors are justly ind	Illinois, herein refe	red to as TRUSTEE, with		ereinafter described, said
housand	and no/100	0 /\$305 000	OO)	, in the principal sumfor	Turee.uni	cared nive
tenceu by	one certain Inst	talment NoteSof +1	he Mortgagors of e an Illinois co		payable to TH	E ORDER OF BEARER
ս celivered,	in and by which	said NoteShe Mor	tagante promisa to		in instalments	as follows:
\n+	One hundr	ed twenty-fir	granion phase	(\$180,000,00) *		
the Lp	day o	of each Januar	·	nty five thousand and including 2nd	(\$45.000,	UU) Dollars
th a final property	ve- + of the ba	lance due on the	The second of th	法的法法官 医无线性 电二流管理 可提出工作		nuary 1978, 1979, with interest
m date	he cerif	on the pri	u quarterly in incipal balance from	day of Ja stallments on 4/2 time to time unpaid at th	2, 7/2, 10, 10 to rate of 2000	2 and 1/2 cooperess per annum; **
d interest b	eing made payah	14 at such teackton	Water water to the same of	HER HER HER DESCRIPTION OF THE PERSON OF THE	enicus enice	and all of said principal
America A	Colorers of he	ote may, from	time to time, in w	riting appoint, and in ab	sence of such a	ppointment, then at the
i limitations isideration o	CEFORE, the Morty of this trust deed, I the sum of One F	and the perfor rance	ayment of the said prin of the covenants and a	ripal sum of money and said in greements herein contained.	nterest in accordar	MESSIC-Gity, see with the terms; provisions to be performed and also in EY and WARRANT unto the ate, lying and being in the AND STATE OF ILLINOIS
Istee, its succ wit:	essors and assigns, t	City ving describes	d Real Estate and all of ago COUNT	their estate, right, title and in Y OF COOK	se presents CONV terest therein, situ	EY and WARRANT unto the ate, lying and being in the
	adjoining I	ots 8 to 15 i	J' 17 Ing Lot 8	and also vacated	alley Wes	t and "
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	or an are continued by the property of					Q a
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	Page 2	
1. Mortgague shell (1) promptly repair, resorbe destroyeds (2), keep said greenless in good subordinated to the lien hereofs (3) pay when do upon request exhibit satisfactory evidence of it buildings or buildings now or at any time in prespect to the premises and the use thereofs (6) and other charges against the premises when do prevent default hereunder Mortgagors shall pay	PROVISIONS REFERRED TO ON PAGE 1 (THE total of the provision of the provis	ereafter on the premises which may become damaged chanics on other leans or claims for lien not expensity that on the premises superior to the lien hereo and a few note; (4) complete within erea make to the one of the complete within erea make the one of the one o
3. Mortgagors shall keep all buildings and i     windstorm under policies providing for paymer     to pay in full the indebtedness secured baraba.	improvements now or hereafter situated on said premise by the insurance companies of moneys sufficient either	es insured against loss or damage by fire, lightning or to pay the cost of replacing or repairing the same or
connection therewith, including attorney! fees the liten hereof, plus readonable Compensation additional indebtedness secured hereby and sh oer annum. Inaction of Tutusee or holders of st. The Trustee or the holders of the note any bill, statement or estimate procured for the validity of any tax, assessment, sale, forfeit  Mortgagors shall pay each item of indet the olders of the note; and without notic in 's Trust Dead to the contrary, become	ers of the soots, such rights to be evidenced by the stands and renewal policies, to holders of the hote, and in carcive dates of expiration, cutive dates of expiration, the holders of the holders of the hote and predefined and the second of the predefined and the second of the property of the policy of the purposes however, and the second of the purpose however, and the second of the s	ers of the note to protect the mortgaged premises and  herein authorized may be taken, shall be so much  and with interest thereon at the rate of seven per cent  y right secruing to them on account of any default  relabing to taxios or accountments, may do so according  he accuracy of such bill, statement or estimate or into  when due according to the terms hereof, At the option  Trust Deed shall, notwithstanding anything in the note  it in making payment of any instellment of principal or
the first he indebtedness hereby accorded foreclose one an hereof. In any suit to force expenditure as "expense which may be paid feet, outlay for our nontary and supert evid feet entry of use "creek" procuring all such and assurances w' in ter. It to title as Trustee bidders at any sale w' in my be had pursuant the nature in this p, sgr h' mentioned and thereton at the rate of serion, cent per anni probate and bankrup "" you cent per anni probate and bankrup "" you cent per anni probate and bankrup "" you cent flow whether here he served to come to the per of the served to the per of the served to the per of the served to t	all occur and continue for three days in the performal shall become due whether by acceleration or otherwise loss the lien hereof, there shall be allowed and include of a fineured by or on behalf of Trustee or holder of a fence, stenographers' charges, publication costs and cost a shartest of tills; title searches and examinations; title is or holders of the note may deem to be reasonably no to such decreas the true condition of the title to or the v become so much additional indebtedness secured her my, when paid or incurred by Trustee or holders of the hether of them shall be a party, either as plaintiff, citle from for the commencement of any sulf for the force	he of any other agreement of the Mortgagurs nerven  , holders of the note or Tvustees whall have it hat right to d as additional indebtedness in the decree for sale all the note for attorneys' fees. Trustee's fees, appraisars is (which may be estimated as to items to be expended navarance policies, Torrents certificates, and similar data censary either to prosecute such suit or to evidence to raise of the premise. All expenditures and expense of eby and immediately due and payable, with interest notes in connection with (a) any proceeding, binduing mann or defendant, by reason of this trust cerd or any eceding which might affect the premises or the security    Blowing order of priority: First, on account of all costs to preceding paragraph hereof; second, all other items one, with interest thereon as herein provided third, all its, legal representatives or assigns, as their rights may
hereof, whether or not actually a nume set and a second of any force. It is a condition and expenses incident to the foreclose a process which under the terms hereof containts secul principal and interest remaining unpaid on appear.  9. Upon, or at any time after the filling Such appointment may be made either before application for such receiver and without region and the second of the seco	the premises shall be distributed and applied in the fe seedings, including all such items as are mentioned in it between seadditional to that evidence by the ni e note fourth, any overplus to Mortgagors, their he are all such that are deed, the court in which is all sale, without notice, without regard to the tard to ne it mysule of the premises or whether the sam here were an electric shall have power to collect it or a real of the receiver shall have power to collect it or a real to the receiver shall have power to collect it or a real usual lary, the steet for the protection, possession you are usual lary, the steet for the protection, possession on time to the me such other three feether to apply the by any decree for an aug this trust, deed, yet, any, axe, yet provided such applies to in same der prior to forectionure all provided such applies to in same der prior to forectionure all on the note hereby secured.	Illowing order of priority; First, on account of all costs, the preceding paragraph hereof; second, all other items otc, with interest thereon as herein provided third, all its, legal representatives or assigns, as their rights may use bill is filed may appoint a receiver of said premises, e tolvency or insolvency of Mortgagors at the time of the said by the occupied as a homestead or not and the contract of the said of redempting, whether there by redemption or not, ould be entitled to collect such rents, taxes and profits, on, control, management and operation of the oremites
during the whole of said period. The Court for (i) The industrients accured hereby, or.  10. The industrient as cured hereby, or.  10. No action for the enforcement of the party interpoints men in an action at law upe 11. Trustee or the holders of the note as pruposes. Trustee has no duty to cannibe the identity, capacity, or authority of the signather of the country in the conductor of the country in the conductor of the country in the conductor of the of the agents or employee 13. Trustee shall release this trust deed at	om time to it. In suthorize the receiver to apply the by any decree for a sug, this trust, deed, pr. say, tax, as the substant of the substant of the substant of the production of the production of the substant of the building of the substant of the substant of the and have been substant of the substant of the little, do cation, exitence on the substant of the cities of the substant of the substant of the cortes on the note or trust deed, not shall Trustee be cold to terms thereof, nor be little for ny are a or omissions so of Trustee, and it may require in. It satisfactory dath little thereof by project, instrument so no regentation of the little thereof by project, instrument so no resentation.	net income in his hands in payment in whole or in part pecial apactering for other light which may be or become er (2) the deficiency in case of a sale and deficiency. deficience which would not be good and available to the ble times and access thereto shall be permitted for that or to inquite into the validity of the signatures or the gated to record this trust deed or to unclude any owner for the property in case of its own gross megliance or to it before exercising any power herein given, on of satisfactory avidance that all indebtedness secured;
situated shall be Successor in Trust. Any Suc Trustee or successor shall be entitled to reaso	n, inability or retural to act of Trustee, the then Reco cessor in Trust hereunder shall have the identical title, pr mable compensation for all acts performed hereunder.	ble times and access thereto shall be permitted for that or to inquire did the readery of the signatures or the gated to queen did true delay of the signatures or the property of the same of the same or to it before exercising any power herein given, mo of satisfactory evidence that all indebtedness secured at the request of any person who shall, either before or is hereby secured has been paid, which representation the strength of the same trustee hereunder or which conforms in substance with disparted as the makers thereof, and where he release, to de forein, it may accept as the note herein described the fitten one and which purports to be executed by trar of Ti', which this instrument shall have been order of 'edes o the country in which the premises are owners a dauthor ys as are herein given Trustee, and any
of the Notes secured he of the Notes secured he of the premises conversith interest thereon per an from time to time during the payable twenty-five thouse of the prime rate of Characterists.	chase money mortgage, the sereby constituting part of the yed hereby, inum at the Chase Manhattan te life of the Note, due Janua and dollars (\$25,000,00)	Bank prime rate as it may vary ry 3, 1974
I M P O R T A N T THE NOTE SECURED BY THIS TRU BE IDENTIFIED BY Chicago Title and BEFORE THE TRUST DEED IS FILED FO	Trust Company	STARS TO TRUST COMPANY, Trustee.
MAIL TO OPLET , + Yeme	pen 4 Poduska " :	FOR RECORDER'S INDEX PURPOSES INSERT STREET ADDRESS OF ABOVE
Coylett, + from Copped of the Coyle Williams	lett :	DESCRIBED PROPERTY HERE