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Return to:

Donald D. Ziegler, Atty
First National Bank Bldg.,
Mokenca, Illinois 60954

DEED OF TRUST

Document No. _____

22 555 588

THIS INDENTURE WITNESSETH, That the Grantors * * *

Cornelius Wiers and Ruth E. Wiers, each in their own proper

THIS SPACE FOR USE OF RECORDER

person and as husband and wife * * * of the County of ~~Kankakee~~, in the state of ~~Illinois~~,
in consideration of the sum of * * Ten Thousand and no/100* * * Dollars
in hand paid, Convey, and Warrant to * * Dewey R. Cox and/or Mary Diane Cox * * as Trustee
of the County of Kankakee, in the State of Illinois, the following described real estate, to-wit:

Lot 8 in Block 10 in West Hammond a Subdivision of the North
1896 feet of Fractional Section 17, Township 36 North, Range
15 East of the third principal meridian,

5.00

Cook

situated in the County of ~~Kankakee~~, in the State of Illinois, and all appurtenances belonging thereto, together with all of
the rents, issues and profits ~~issuing~~ therefrom, hereby releasing and waiving all right under and by virtue of the Home-
stead Exemption Law of the State of Illinois, in trust, nevertheless, for the following purposes:

Whereas, the said * * Cornelius Wiers and Ruth E. Wiers, are * * * justly indebted
upon * * one * * promissory note, bearing even date herewith, payable to the order of
Dewey R. Cox and/or Mary Diane Cox, or the survivor, and delivered, in the sum of
\$10,000.00, due on or before 5 1/2 years, after date, and payable as follows: One
Hundred Eighty-five and 38/100 Dollars, or more, due and payable December 16th, 1973,
and One Hundred Eighty-five and 38/100 Dollars, or more, due and payable on the 16th
day of each and every month thereafter, together with interest at the rate of 7 1/2%
per annum, payable monthly, and to be included in said \$185.38 payments, all payments
to be made to Dewey R. Cox and/or Mar. Diane Cox, RFD#1, Mokenca, Illinois 60954, or
where they may direct

THIS IS A PURCHASE MONEY MORTGAGE.

Now, if default be made in the payment of said promissory note . . . or the interest thereon, or any part thereof,
according to the terms of said note . . . or in case of waste, non-payment of taxes, special taxes or assessments or insur-
ance premiums or assessments on said premises, then in such case, the whole of said principal sum and interest secured by
said note . . . shall thereupon, at the option of the legal holder or holder, become immediately due and payable and this
Trust Deed may then be foreclosed and out of the proceeds of any foreclosure sale there shall be paid first, the cost of said
suit, including reasonable solicitor's fees and all monies advanced for abstracts of title, title searches and examinations,
guarantee title policies and similar data and assurances with respect to title, photostats, master fees and reporting expense,
insurance, taxes, special assessments or other liens with interest thereon at Seven per cent per annum, then to pay the prin-
cipal of said note . . . with interest, rendering the surplus, if any to the Grantor or her - their assigns.

Upon the filing of any bill to foreclose this Trust Deed, the Court may, on application, without notice to the Grantors
or subsequent grantees, and without bond being required of the applicant, appoint a Receiver to collect rents, issues
and profits during the pendency of said suit and until redemption period has expired and to pay the same under the direction
of said Court to the extinguishment of taxes, special taxes or assessments, solicitor's fees, debt interest, cost and expenses
incurred in said foreclosure suit.

The Grantors agree to keep the buildings on said premises insured for their full insurable value against loss or
damage by fire, lightning, windstorms, cyclones and tornadoes and that the policies shall be assigned to grantee for the bene-
fit of the holder of said note.

When the obligations of Grantors under this Trust Deed are fully paid and discharged, the grantee shall reconvey
said premises to Grantor or upon receiving his reasonable charges therefor. And in case of the death, resignation, removal
from said County of Kankakee, or inability to act, of said Grantee, then the Recorder of Deeds of said County is hereby
appointed successor in trust with the same power and authority as is hereby vested in said grantee.

It is also agreed that the Grantor . . . shall pay all costs and attorney's fees incurred by the grantee, or the holder of
said note . . . in any suit in which either of them may be plaintiff or defendant by reason of being a party to this Trust Deed
or a holder of said note.

Witness the Hand and Seal of said Grantors, this 16th day of November A. D. 1973

Cornelius Wiers (SEAL) Ruth E. Wiers (SEAL)
(Cornelius Wiers) (Ruth E. Wiers)
[Signature] (SEAL) [Signature] (SEAL)

STATE OF ILLINOIS }
Kankakee, County, } ss.

I, the undersigned, a Notary Public in and for said County in the
State of Illinois do hereby certify that *Cornelius Wiers and Ruth E. Wiers, husband and wife * *
personally known to me to be the same persons whose names are subscribed to the foregoing
instrument before me this day in person and acknowledged that they signed, sealed
and delivered the instrument as their free and voluntary act, for the uses and
purposes therein, including the release and waiver of the right of Homestead.

Hand and Notarial Seal this 16th day of November A. D. 19 73
[Signature]
Notary Public



BOX 533

22 555 588

COOK COUNTY, ILLINOIS
FILED FOR RECORD

Nov 27 '73 2 28 PM

Richard R. Allen
Recorder

*22555588

SS 222 288

[Faint, mostly illegible text from a recorded document, possibly a deed or contract, with some handwritten notes and signatures.]

... of the County of Cook, Illinois, do hereby certify that the foregoing is a true and correct copy of the original as recorded in my office on the 27th day of November, 1973, at 2:28 PM.

Richard R. Allen
Recorder

COOK COUNTY, ILLINOIS
RECORDED

NOV 27 1973

1973 NOV 27



SS 222 288