

# UNOFFICIAL COPY

GEORGE E. COLE\*  
LEGAL FORMS FORM No 206  
May 1969

TRUST DEED (Illinois)  
For use with Note Form 1448  
(Monthly payments including interest)

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The Above Space For Recorder's Use Only

THIS INDENTURE, made March 7th, 1974 between Leonard J. Allard, and wife, Lucette Allard, herein referred to as "Mortgagors," and Merchants and Manufacturers State Bank, 1836 N. Broadway, Melrose Park, Illinois, herein referred to as "Trustee," witnesseth That, Whereas Mortgagors are jointly indebted to the legal holder of a principal promissory note termed "Installment Note," of even date herewith executed by Mortgagors, made payable to Trustee

----- Merchants and Manufacturers State Bank -----

and delivered, in and by which note Mortgagors promise to pay the principal sum of Seven Thousand One Hundred Fifty-two and 50/100----- Dollars, and interest from March 7th, 1974 on the balance of principal remaining from time to time unpaid at the rate of 09.78----- per cent per annum, such principal sum and interest to be payable in installments as follows: Eighty-five and 14/100----- (\$85.14) Dollars on the 21st day of April, 1974 and Eighty-five and 14/100----- Dollars on the 21st day of each and every month thereafter until said note is fully paid, except that the final payment of principal and interest, if not sooner paid, shall be due on the 21st day of March 19 81. All such payments on account of the indebtedness evidenced by said note to be applied first to accrued and unpaid interest on the unpaid principal balance and the remainder to principal, the portion of each of said installments constituting principal, to the extent not paid when due, to bear interest after the date for payment thereof, at the rate of 09.78 per cent per annum, and all such payments being made payable at 1836 n. Broadway, Melrose Park, Illinois

or at such other place as the legal holder of the note may from time to time in writing appoint, which note further provides that at the option of the legal holder thereof and without notice, the principal sum remaining unpaid thereon together with accrued interest thereon shall become at once due and payable, at the place of payment aforesaid, in case default shall occur in the payment when due of any installment of principal or interest, in accordance with the terms thereof, or in case default shall occur and continue for three days in the performance of any other agreement contained in this Trust Deed (to which event election may be made at any time after the expiration of said three days, without notice), and that all parties hereto severally waive presentment for payment, notice of dishonor, protest and notice of protest.

NOW THEREFORE, to secure the payment of the said principal sum of money and interest in accordance with the terms, provisions and limitations of the aforesaid note and of this Trust Deed, and the performance of the covenants and agreements herein contained, by the Mortgagors to be aforesaid, and also in consideration of the sum of One Dollar in hand paid the receipt whereof is hereby acknowledged, Mortgagors by these presents CONVEY and WARRANT unto the Trustee, its or his successors and assigns the following described Real Estate and all of their estate, right, title and interest therein, situate, lying and being in the Village of Northlake, COUNTY OF COOK, AND STATE OF ILLINOIS, to wit:

Lot 21 in Block 25 in Section 2 of Country Club Addition to Midland Development Company's Northlake Village, A subdivision of the Southwest Quarter (except the South 100 rods) the West half of the Southwest Quarter (except the South 100 rods) & the South half of the Northwest Quarter of the Southwest Quarter of the Northeast Quarter of Section 32, Township 40 North, Range 12 East of the Third Principal Meridian, in Cook County, Illinois.

which, with the property hereinafter described, is referred to herein as the "premises," TOGETHER with all improvements, tenements, easements, and appurtenances thereto belonging, and all rents, issues and profits thereof for so long and during all such times as Mortgagors may be entitled thereto (which rents, issues and profits are pledged primarily and on a parity with said real estate and not secondarily), and all fixtures, apparatus, equipment or articles now or hereafter thereon or thereon used to supply heat, gas, water, light, power, refrigeration and air conditioning (whether single units or centrally controlled) and ventilation, including (without restricting the foregoing), screens, window shades, awnings, storm doors and windows, floor coverings, inlaid beds, stoves and water heaters. All of the foregoing are declared and agreed to be a part of the mortgaged premises whether physically attached thereto or not, and it is agreed that all buildings and additions and all similar or other apparatus, equipment or articles hereafter placed on the premises by Mortgagors or their successors or assigns, shall be part of the mortgaged premises.

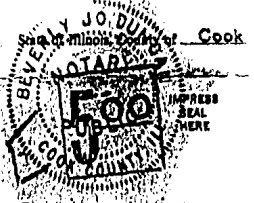
TO HAVE AND TO HOLD the premises unto the said Trustee, its or his successors and assigns forever for the purposes, and upon the uses and trusts herein set forth, free from all rights and benefits under and by virtue of the Homestead Exemption Laws of the State of Illinois, which said rights and benefits Mortgagors do hereby expressly release and waive.

This Trust Deed consists of two pages. The covenants, conditions and provisions appearing on page 2 (the reverse side of this Trust Deed) are incorporated herein by reference and hereby are made a part hereof the same as though they were here set out in full and shall be binding on Mortgagors, their heirs, successors and assigns.

Witness the hands and seals of Mortgagors the day and year first above written

PLEASE PRINT OR TYPE NAME(S) BELOW SIGNATURE(S)

(X) Leonard Allard (Seal) (X) Lucette Allard (Seal)  
 Leonard J. Allard Lucette Allard



I, the undersigned, a Notary Public and for said County in the State aforesaid, DO HEREBY CERTIFY that Leonard J. Allard, and wife, Lucette Allard, personally known to me to be the same person whose name is 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 official seal, this 7th day of March, 1974  
 Commission expires November 13th, 1977  
 Beverly Jo Duncan, Notary Public

THIS INSTRUMENT WAS PREPARED BY  
 Name: Merchants & Manufacturers State Bank  
 1836 N. Broadway, Melrose Park, Ill. 60161  
 Address: \_\_\_\_\_

MAIL TO: NAME: \_\_\_\_\_  
 ADDRESS: MERCHANTS & MANUFACTURERS STATE BANK  
 1836 NORTH BROADWAY  
 CITY AND STATE: MELROSE PARK, ILLINOIS 60161  
 RECORDER'S OFFICE BOX NO. \_\_\_\_\_

THE ABOVE ADDRESS IS FOR STATISTICAL PURPOSES ONLY AND IS NOT A PART OF THIS TRUST DEED  
 SEND SUBSEQUENT TAX BILLS TO:  
 Leonard J. & Lucette Allard  
 320 Geneva, Northlake, Ill.  
 (Address)

END OF RECORDED DOCUMENT