

# UNOFFICIAL COPY

Property of Cook County

TRUST DEED AND NOTE

NO. 2604h

22,782,145  
NEW & CO. CHICAGO  
E. G. A. B L A N K E

THIS INSTRUMENT WITNESSETH, That the undersigned as grantors, of Chicago County of Cook and State of Illinois, for and in consideration of the sum of One Dollar and other good and valuable considerations, in hand paid, convey and warrant to Archer National Bank Chicago County of Cook and State of Illinois the following described Real Estate, with all improvements thereon, situated in the County of Cook in the State of Illinois, to wit: Lot 1 in Anderson Builders Resubdivision of part of Lot 1 in Block 6 in Arthur J. McIntosh & Co.'s Ridgeland Unit #2, a subdivision in the North 1/2 of the Southeast 1/4 of Section 6 Township 37 North, Range 13 East of the third principal meridian.

hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Illinois. GRANTORS AGREE to pay all taxes and assessments upon said property when due, to keep the buildings thereon insured to their full insurable value, to pay all prior incumbrances and the interest thereon and to keep the property tenable and in good repair and free of liens. In the event of failure of Grantors to comply with any of the above covenants, then grantee is authorized to attend to the same and pay the bills therefor, which shall with 10% interest thereon, become due immediately, without demand. On default in any payments hereunder, grantee may declare the whole indebtedness due and proceed accordingly.

AS FURTHER SECURITY grantors hereby assign, transfer and set over to grantee all the rents, issues and profits of said premises, from and after this date, and authorize him to sue for, collect and receipt for the same, to serve all necessary notices and demands, to bring forcible detainer proceedings to recover possession thereof, to rent the said premises as he may deem proper and to apply the money so arising to the payment of this indebtedness, or to any advancements made as aforesaid, and it shall not be the duty of grantee to inquire into the validity of any such taxes, assessments, liens, incumbrances, interest or advancements.

In trust, nevertheless, for the purpose of securing performance of the following obligation, to-wit: June 28, 19 74  
11,049.60

after date for value received I (we) promise to pay to the order of Archer National Bank Of Chicago the sum of Eleven thousand forty-nine and 60/100 Dollars

at the office of the legal holder of this instrument with interest at 6 per cent. per annum after date hereof until paid. And to secure the payment of said amount I (we) hereby authorize, irrevocably any attorney of any court of record in any County or State in the United States to appear for us in such court, in term time or vacation, at any time hereafter and confess a judgment without process in favor of the holder of this instrument for such amount as may appear to be unpaid thereon, together with costs, and Twenty-Five Dollars Attorney's fees, and to waive and release all errors which may intervene in any such proceedings, and consent to immediate execution upon such judgment, hereby ratifying and confirming all that my (our) said attorney may do by virtue hereof.

IN THE EVENT of the death, inability, removal or absence from said Cook County of the Trustee, or of his refusal or failure to act, then Archer National Bank of said County, is hereby appointed to 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 trustee, or his successor in trust, shall release the premises to the party entitled thereto on receiving his reasonable charges.

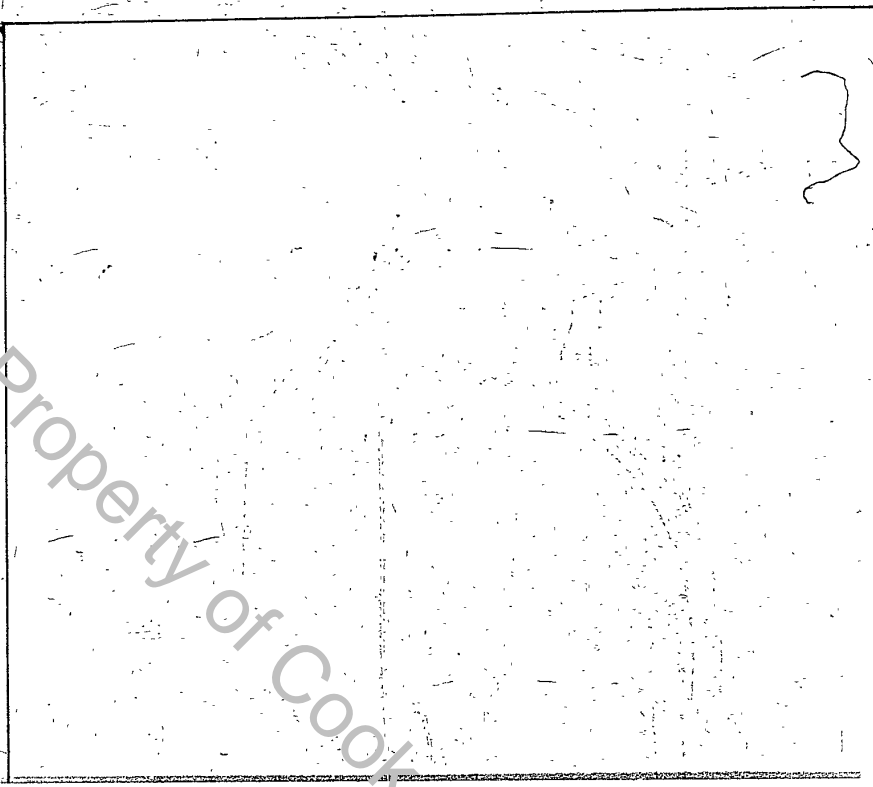
Witness our hands and seals this 28th day of June A. D. 19 74

Signed and Sealed in the Presence of  
Louise F. Szyslak [Seal]  
Barbara K. Ryan [Seal]

22,782,145  
Office

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Property of Cook County



STATE OF Illinois  
Cook County, ss.  
Document prepared by  
Cindy S. Dennis  
4970 S. Archer Avenue  
Chicago, Illinois 60632

I, Joseph Sullivan  
a Notary Public, in and for, and residing in said County, in the State aforesaid, do hereby  
certify that Thomas Kopera and wife Barbara Kopera  
are personally known to me to be the same person s whose name s  
are subscribed to the foregoing Instrument, appeared before me this day in person s  
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  
day of July A. D. 1974

My Commission expires April 5 1976

*Joseph W. Sullivan*



RECORDS SECTION  
COOK COUNTY, ILL.

Trust Deed and Note  
TO  
MAIL TO  
GEORGE COLOMBO & COMPANY  
22782145

*Barbara Kopera*  
JUL 15 6 12 '74

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5.10  
22782145

END OF RECORDED DOCUMENT