

UNOFFICIAL COPY

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TRUST DEED AND NOTE 22 956 225 NO. 2604^{1/2} GEO E COLE & CO CHICAGO LEGAL BLANKS

THIS INSTRUMENT WITNESSETH, That the undersigned as grantors, of V of Tinley Pk, 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 Alex Eisenberg, Trustee of C. of 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 23 in block 7 in Tinley Heights Unit No. 3 being a subdivision in the northwest quarter of section 25, township 36 north, range 12, East of the 3rd 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 7% 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 re-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: \$6709.92 May 31 1974

after date for value received I (we) promise to pay to the order of Cory Construction Company the sum of Six thousand seven hundred nine and 92/100 - - - 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, disability, removal or absence from said Cook County of the Trustee, or of his refusal or failure to act, then, Harry Goldberg of said County, is hereby appointed to be the first successor in this trust; and if for any like cause first successor fail or refuse to act, 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 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 31st day of May A. D. 1974

Signed and Sealed in the Presence of [Signature: Patrick J. McPherson] [Seal] [Signature: Charles L. ...] [Seal]

This instrument was prepared by
Theresa Marie Grant
445 So. Dearborn
Chicago, Ill.

22 956 225

Property of Cook County Clerk's Office 22956225

STATE OF Illinois Cook County, ss.

I, Harry Goldberg, a Notary Public, do hereby certify that Patrick McInerney & Susan McInerney, his wife

are 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 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. 31st

Given under my hand and Notarial Seal this 31st day of May A. D. 1974



Oct 10, 1974 Harry Goldberg Notary Public

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RETURN THIS INSTRUMENT TO: Upper Avenue National Bank 875 N. Michigan Ave. Chicago, Illinois 60611

Trust Deed and Note MAIL TO



GEORGE E. COLE COMPANY 22956225

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