

UNOFFICIAL COPY

TRUST DEED AND NOTE

NO. 2604
January, 1968

GEORGE E. COLE*
LEGAL FORMS

23 465 371.

THIS INDENTURE, WITNESSETH, That the undersigned as grantors, of Rosen
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 Commercial
National Bank of Berwyn

of Berwyn County of Cook
and State of Illinois, as trustee, the following described Real Estate, with all improvements
thereon, situated in the County of Cook in the State of Illinois to wit:

Lot 15 in 1st Addition to Harding Manor in Subdivision of north $\frac{1}{2}$
of lot 37 in Robert's and Young Subdivision of part of fractional
section 7, Township 36, North Range 16 East of 3rd Principal Meridian
and north of Indian Boundary Line in Section 12, Township 36 N. Range
13 E. of 3rd Principal Meridian of Cook County, Illinois Volume 28
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 build-
ings thereon insured to their full insurable value, to pay all prior incumbrances and the interest thereon and to
keep the property tenantable 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 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:
\$ 5278.33 April 23, 19 76
Six (6) years after date for value received I (we) promise to pay to the order of
Commercial National Bank of Berwyn the sum of
Five-Thousand Two-Hundred Seventy-eight and 100/100 Dollars
at the office of the legal holder of this instrument with interest at _____ 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 after maturity hereof, and confess a judgment without process in favor of the holder of this instru-
ment for such amount as may appear to be unpaid thereon, together with costs, and reasonable attorney's fees,
and to waive and release all errors which may intervene in any such proceedings, and to 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 trustee's death, inability, or removal from said Cook
County, or of his resignation, refusal or failure to act, then Chicago Title Insurance Company
of said County, is hereby appointed to be the first successor in this trust; and if for any like cause first successor
fails or refuses 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 per-
formed 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 23rd day of April 19 76.

THIS INSTRUMENT WAS PREPARED BY:
COMMERCIAL NATIONAL BANK OF BERWYN
3302 S. D. CHICAGO AVENUE
BERWYN, ILLINOIS 60412

BY: James A. Cair

Ray E. Sudds (SEAL)

Petite M. Sudds (SEAL)

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STATE OF Illinois)
COUNTY OF Cook) ss.

I, Estelle M. DiChristofano, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Ray E. Ludke and Nettie M. Ludke, his wife,

personally known to me to be the same person whose name are 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 notarial seal this 23rd day of April, 1976.

Estelle M. DiChristofano
Notary Public

Trust Deed and Note

Ray E. Ludke and Nettie M. Ludke, his wife
14603 Harrison
Posen, Illinois 60469
TU

Commercial National Bank of Berwyn
3322 S. Oak Park Avenue
Berwyn, Illinois 60402



MAIL TO:

COMMERCIAL NATIONAL BANK OF BERWYN
3322 S. Oak Park Avenue
Berwyn, Illinois 60402

23465371

GEORGE E. COLE
LEGAL FORMS

END OF RECORDED DOCUMENT