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INDENTURE, Made April 22 1976, between U.S. National Bank, a national banking association, and a Trust Agreement dated April 19, 1976 and known as trust number 50684

herein referred to as "First Party," and Chicago Title & Trust Company an Illinois corporation herein referred to as TRUSTEE, witnesses: THAT, WHEREAS First Party has concurrently herewith executed an installment note bearing even date herewith in the PRINCIPAL SUM OF ONE HUNDRED NINETY TWO THOUSAND EIGHTY TWO AND 15/100 (\$192,082.15)

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made payable to BAKER and delivered, in and by which said Note the First Party promises to pay out of that portion of the trust estate subject to said Trust Agreement and hereinafter specifically described, the said principal sum and interest on the balance of principal remaining from time to time unpaid at the rate of 8 1/2 percent per annum in installments as follows: \$3,310.20 DOLLARS on the 15th day of June 1976 and \$3,310.20 DOLLARS on the 15th day of each 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 15th day of August 1982. All such payments on account of the indebtedness evidenced by said note to be first applied to interest on the unpaid principal balance and the remainder to principal provided that the principal of each installment unless paid when due shall bear interest at the rate of seven per cent per annum, and all of said principal and interest being made payable at such banking house or trust company in Chicago or Evanston Illinois, as the holders of the note may from time to time, in writing appoint, and in absence of such appointment, then at the office of McGuire & Orr, Inc. in said City.

NOW, THEREFORE, First Party to secure the payment of the said principal sum of money and said interest in accordance with the terms, provisions and conditions of the indenture hereto, does hereby grant, remise, release, alien and convey unto the Trustee, its successors and assigns, the following described Real Estate situated, lying and being in the City of Evanston COUNTY OF COOK AND STATE OF ILLINOIS, to wit:

SEE RIDER ATTACHED HERETO AND MADE A PART HEREOF.

12.00

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which, with the property hereinafter described, is referred to herein as the "premises." TOGETHER with all improvements, tenements, easements, fixtures, and appurtenances thereto including, but not limited to, all rents, issues and profits thereon for as long and during all such times as First Party, its successors or assigns may be entitled thereto which are pledged primarily and on a party with said real estate and not secondarily, and all fixtures, equipment or articles now or hereafter attached thereto or thereon to supply heat, gas, air conditioning, water, light, power, refrigeration (whether single units or centrally controlled), and ventilation, including water heaters. All of the foregoing are declared to be a part of said real estate whether physically attached thereto or not, and it is agreed that all similar apparatus, equipment or articles hereafter placed in the premises by First Party or its successors or assigns shall be considered as constituting part of the premises.

TO HAVE AND TO HOLD the premises unto the said Trustee, its successors and assigns, forever, for the purposes, and upon the uses and trusts herein set forth.

IT IS FURTHER UNDERSTOOD AND AGREED THAT: 1. Until the indebtedness hereon shall be fully paid, and in case of the failure of First Party, its successors or assigns to: (1) promptly repair, restore or rebuild any buildings or improvements now or hereafter on the premises which may become damaged or be destroyed; (2) keep said premises in good condition and repair, without waste, and free from mechanic's or other liens or claims for work not expressly subcontracted to the lien hereof; (3) pay when due any indebtedness which may be secured by a lien or charge on the premises superior to the lien hereof; and upon request exhibit satisfactory evidence of the discharge of such prior lien to Trustee or to holders of the note; (4) complete within a reasonable time any building or buildings now or at any time in process of erection upon said premises; (5) comply with all requirements of local ordinances with respect to the premises and with respect to the premises and with respect to the premises; (6) pay special taxes, special assessments, water charges, sewer service charges, and other charges against the premises when due, and pay by statute, any tax or assessment which First Party may be liable to contest; (7) keep all buildings and improvements now or hereafter on or in said premises insured against loss or damage by fire, lightning or windstorm under policies providing for payment by the insurance companies of money sufficient either to pay the cost of replacing or repairing the same or to pay in full the indebtedness secured hereby; (8) all in companies satisfactory to the holders of the note, under insurance policies payable, in case of loss or damage, to Trustee for the benefit of the holders of the note, such rights in the event of the standard mortgage clause to be attached to each policy; and in case of loss or damage, not less than ten days prior to the respective dates of expiration, then Trustee or the holders of the note may, but need not, make any payment or perform any duty in any form and manner desired by Trustee or the holders of the note in connection therewith, including attorneys' fees, and any other moneys advanced by Trustee or the holders of the note to protect the mortgaged premises and the lien hereof, plus reasonable compensation to Trustee for each matter concerning which action herein authorized may be taken, shall be a much additional indebtedness secured hereby and shall become immediately due and payable without notice and with interest thereon at the rate of seven per cent per annum in addition to the principal of the note and shall never be considered as a waiver of any right accruing to them on account of any of the provisions of this paragraph.

2. The Trustee or the holders of the note hereby secured making any payment hereby authorized relating to taxes or assessments, may do so according to any bill, statement or estimate procured from the appropriate public office without inquiry into the accuracy of such bill, statement or estimate or into the validity of any tax, assessment, sale, forfeiture, tax lien or title or claim thereon.

3. As the portion of the holders of the note and without notice to First Party, its successors or assigns, all unpaid indebtedness secured by this trust deed shall constitute a lien in the premises, and in the event of default in the payment of principal or interest on the note, or (b) in the event of the failure of First Party or its successors or assigns to do any of the things specifically set forth in paragraph one hereof and such default shall continue for three days, said option to be exercised at any time after the expiration of said three day period.

4. When the indebtedness hereby secured shall become due whether by acceleration or otherwise, holders of the note or Trustee shall have the right to foreclose the lien hereof. There shall be allowed and included as additional indebtedness in the exercise of the power of sale all expenditures and expenses which may be paid or incurred by or on behalf of Trustee or holders of the note for attorneys' fees, Trustee's fees, appraisers' fees, notices for documents and correct evidence, lit-motographs, charges, publication, costs and costs (which may be estimated as to items to be expended after entry of the decree or decree of sale) of all such abstracts of title, title searches and examinations, guarantee policies, Torrens certificates, and similar data and assurances with respect to title as Trustee or holders of the note may deem necessary either in connection with the exercise of the power of sale or to carry out the provisions of this paragraph to such degree the true condition of the title in or the value of the premises. All expenditures and expenses of the nature in this paragraph mentioned shall become a much additional indebtedness secured hereby and immediately due and payable, with interest thereon at the rate of seven per cent per annum, when paid or incurred by Trustee or holders of the note in connection with (a) any proceeding, including foreclosure and bankruptcy proceedings, in which either of them shall be a party, either as plaintiff, claimant or defendant, by reason of this trust deed or any indebtedness hereby secured; or (b) proceedings for the commencement of any suit for the foreclosure hereof after expiration of such right to foreclose whether or not actually commenced; or (c) proceedings for the decree of any interested suit or proceeding which might affect the premises or the security hereof, whether or not actually commenced.

5. The proceeds of any foreclosure sale of the premises shall be distributed and applied in the following order of priority: First, an amount of all costs and expenses incident to the foreclosure proceeding, including all such items as are mentioned in the preceding paragraph hereof; second, all other items which under the terms hereof constitute secured indebtedness additional to that evidenced by the note with interest thereon as herein provided; third, all principal and interest remaining unpaid on the note; fourth, any overplus to First Party, its legal representatives or assigns, as their rights may appear.

6. Upon, or at any time after the filing of a bill to foreclose this trust deed, the court in which such bill is filed may appoint a receiver to collect such rents, issues and profits, and all other moneys which may be necessary or are usual in such cases for the protection, preservation, management and operation of the premises during the whole of said period. The court from time to time may authorize the receiver to apply the net income in his hands in payment in whole or in part of: (1) The indebtedness secured hereby, or be any such decree foreclosing this trust deed, or any tax, special assessment or other lien which may be or become superior to the lien hereof or of such decree provided such application is made prior to foreclosure sale; (2) the deficiency in case of a sale and deficiency.

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7. Trustee or the holders of the note shall have the right to inspect the premises at all reasonable times and access thereto shall be permitted for that purpose.

8. Trustee has no duty to examine the title, location, existence or condition of the premises, nor shall Trustee be obligated to record this trust deed or to exercise any power herein given unless expressly obligated by the terms hereof, nor be liable for any acts or omissions hereunder, except in case of its own gross negligence or misconduct or that of its agents or employees of Trustee, and it may require indemnity satisfactory to it before exercising any power herein given.

9. Trustee shall release this trust deed and the lien thereof by proper instrument upon presentation of satisfactory evidence that all indebtedness secured by this trust deed has been fully paid, and Trustee may execute and deliver a release hereof to and at the request of any person who shall, either before or after maturity thereof, produce and exhibit to Trustee the note representing that all indebtedness hereby secured has been paid, which representation Trustee may accept as true without inquiry. Where a release is requested of a successor trustee, such successor trustee may accept as the genuine note herein described any note which bears a certificate of identification purporting to be executed by a prior trustee hereunder or which conforms in substance with the description herein contained of the note and which purports to be executed on behalf of First Party; and where the release is requested of the original trustee and it has never executed a certificate on any instrument identifying same as the note described herein, it may accept as the genuine note herein described any note which may be presented and which conforms in substance with the description herein contained of the note and which purports to be executed on behalf of First Party.

10. Trustee may resign by instrument in writing filed in the office of the Recorder or Registrar of Titles in which this instrument shall have been recorded or filed. In case of the resignation, inability or refusal to act of Trustee, the then Recorder or Deeds of the county in which the premises are situated shall be Successor in Trust. Any Successor in Trust hereunder shall have the identical title, powers and authority as are herein given Trustee, and any Trustee or successor shall be entitled to reasonable compensation for all acts performed hereunder.

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THIS TRUST DEED is executed by the La Salle National Bank, not personally but as Trustee as aforesaid in the exercise of the power and authority conferred upon and vested in it, such Trustee and said La Salle National Bank, hereby warrants that it possesses full power and authority to execute this instrument and that it is expressly understood and agreed that nothing herein or in said note contained shall be construed as creating any liability on the part of First Party or on said La Salle National Bank personally to pay the said note or any interest that may accrue thereon, or any indebtedness accruing hereunder, or to perform any covenant either express or implied herein contained, all such liability, if any, being expressly waived by Trustee and by every person now or hereafter claiming any right or security hereunder, and that so far as the First Party and its successors and said La Salle National Bank personally are concerned, the legal holder or holders of said note and the guarantors or owners of any indebtedness accruing hereunder shall look solely to the premises hereby conveyed for the payment thereof. As the fulfillment of the lien hereby created in the manner herein and in said note provided or by action to enforce the personal liability of the guarantor, if any.

IN WITNESS WHEREOF, LA SALLE NATIONAL BANK, not personally but as Trustee as aforesaid, has caused these presents to be signed by its Assistant Vice President and its corporate seal to be hereunto affixed and attested by its Assistant Secretary, the day and year first above written.



LA SALLE NATIONAL BANK As Trustee as aforesaid and not personally,
 By [Signature] ASSISTANT VICE-PRESIDENT
 Attest [Signature] ASSISTANT SECRETARY
 CHERYL LARKIN

STATE OF ILLINOIS }
 COUNTY OF COOK } ss.

I, James A. Clark, a Notary Public, in and for said county, in the State aforesaid, DO HEREBY CERTIFY, that

James A. Clark
 Assistant Vice President of the LA SALLE NATIONAL BANK, and

H. KECEL Assistant Secretary

of said Bank, who are personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Assistant Vice President, and Assistant Secretary, respectively, appeared before me this day in as the free and voluntary act of said Bank, as Trustee as aforesaid, for the uses and purposes therein set forth; and the said Assistant Secretary then and there acknowledged that he, as custodian of the corporate seal of said Bank, did affix the corporate seal of said Bank to said instrument as his own free and voluntary act and as the free and voluntary act of said Bank, as Trustee as aforesaid, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 23rd day of April, A. D. 1976



Cheryl Larkin
 Notary Public

MY COMMISSION EXPIRES NOVEMBER 19, 1977

<p>IMPORTANT</p> <p>FOR THE PROTECTION OF BOTH THE BORROWER AND LENDER, THE NOTE SECURED BY THIS TRUST DEED SHOULD BE IDENTIFIED BY THE TRUSTEE NAMED HEREIN BEFORE THE TRUST DEED IS FILED FOR RECORD.</p>	<p>The installment Note mentioned in the within Trust Deed has been identified herewith under Identification No. <u>12345678</u></p>
	<p>CHICAGO TITLE & TRUST COMPANY <u>[Signature]</u> ASST. SECRETARY Trustee</p>

This document prepared by Frank L. Winter, 200 E. Randolph, Chicago, Ill. Rm. 5600, Chicago, Illinois, 60601

Box 789

TRUST DEED

La Salle NATIONAL BANK
 as Trustee (T)

Trustee

Mail to

THE ABOVE SPACE FOR RECORDERS USE ONLY

La Salle NATIONAL BANK
 135 South La Salle Street
 CHICAGO

J.L.K.

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PARCEL 1

Leasehold estate created by lease from Northwestern University, a corporation of Illinois, Lessor, to McGuire and Orr, Inc., a corporation of Illinois, Lessee, dated September 4, 1936 and recorded January 4, 1946 as Document 13689641, demising the following described land for a term of years beginning September 1, 1936 and ending August 31, 2035, to wit:

Sub-Lots 6 and 7 in the subdivision of Lots 11 and 12 in Block 26 in Evanston in the South East Fractional Quarter of Section 18, Township 41 North, Range 14 East of the Third Principal Meridian in Cook County, Illinois.

PARCEL 2

Leasehold estate created by Indenture of lease dated April 21, 1950 and recorded May 2, 1950 as Document No. 14791201 from the Northwestern University, an Illinois Corporation, individually and as Trustee under Trust Agreement dated October 10, 1885 and recorded October 21, 1885 as Document No. 1173438, to William A. Murray and amended by Agreement dated December 14, 1966 and recorded February 1, 1967 as Document No. 20054710, demising for a term of 50 years from May 1, 1950 to April 30, 2000, the following described premises to wit:

Sub-Lots 1 to 5 inclusive, in the Subdivision of Lots 11 and 12 in Block 26 in Evanston in the South East fractional Quarter of Section 18, Township 41 North, Range 14 East of the Third Principal Meridian in Cook County, Illinois.

EXHIBIT A

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PARCEL 1

Leasehold estate created by that certain Indenture of lease made by Northwestern University, an Illinois corporation to McGuire and Orr, Incorporated, dated September 4, 1936 and recorded January 4, 1946 as Document No. 13689641 demising and leasing for a term of 99 years commencing September 1, 1936 and ending August 31, 2035, the premises described as:

Lots 6 and 7 in the Subdivision of Lots 11 and 12 in Block 26 in Evanston in the South East fractional 1/4 of Section 8, Township 41 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois.

PARCEL 2

Leasehold estate created by Indenture of lease dated April 21, 1950 and recorded May 2, 1950 as Document No. 14791201 from the Northwestern University, an Illinois Corporation, individually and as Trustee under Trust Agreement dated October 10, 1885 and recorded October 21, 1885 as Document No. 1173438, to William A. Murray and amended by Agreement dated December 14, 1966 and recorded February 1, 1967 as Document No. 20054710, demising for a term of 50 years from May 1, 1950 to April 30, 2000, the following described premises to wit:

Sub-lots 1 to 5 inclusive in Subdivision of Lots 11 and 12 in Block 26 in Village (now City) of Evanston, all in Cook County, Illinois.

EXHIBIT A

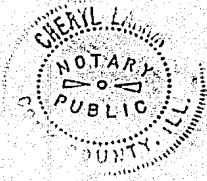
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STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, CHERYL LARKIN, a Notary Public in and for the said County, in the State aforesaid, do hereby certify that JAMES A. CLARK, Assistant Vice President and Trust Officer of LaSalle National Bank, and H. KEGEL, Assistant Trust Officer of said bank, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, as such Assistant Vice President and Trust Officer and Assistant Trust Officer personally appeared before me this day in person and acknowledged that they signed and delivered the same instrument as their own free and voluntary act, and as the free and voluntary act of the said Bank, for the uses and purposes therein set forth, and the said Assistant Trust Officer did also then and there acknowledge that he is the custodian of the corporate seal of said Bank and affixed the corporate seal of said bank to the said instrument as his own free and voluntary act and as the free and voluntary act of said bank, for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 26th day of May, 1976.



Cheryl Larkin
Notary Public

My commission expires 11-14-77

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END OF RECORDED DOCUMENT