

UNOFFICIAL COPY

Property of Cook County

23 041 373

TRUST DEED AND NOTE

THIS INDENTURE WITNESSETH, That the undersigned as grantors, of city 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 PIONEER TRUST & SAVINGS BANK of City 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 7 in DeLamaters Residential Division of Block 22 in E. Simon's Subdivision of the South East quarter of Section 35, township 40 North, Range 13 East of The Third Principal Meridian.

1640 N. Spaulding, Chicago, Ill.

and commonly known as _____ 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 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 2.50 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:
\$ 5,929.80 PL No. _____ Chicago, Ill. March 12, 1975

At the dates hereinafter mentioned, for value received, I or we, the undersigned, jointly and severally, promise to pay to the order of PIONEER TRUST & SAVINGS BANK, at 4000 W. North Avenue, Chicago, Illinois, the sum of @Five thousand nine hundred twenty nine and 80/100 Dollars, payable as follows:

60 payments of \$98.83 beginning March 20, 1975, each and every month thereafter until fully paid on March 20, 1980, if not sooner.

with interest on each installment after its maturity at the rate of seven per cent per annum 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 DEATH, inability, removal or absence from said Cook County of the Trustee, or of his refusal or failure to act, then the person who shall then be the acting Recorder of Deeds of said County is hereby appointed to be 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 12th day of March A. D. 19 75

Arthur Tuttle [Seal]
Jean Tuttle [Seal]

23 041 373

STATE OF ILLINOIS }
 COUNTY OF COOK }

I, the undersigned
 a Notary Public, in and for, and residing in said County, in the State aforesaid,
 do hereby certify that Arthur & Jean Tuttle

are personally known to me to be the same person s whose names
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
 use and purposes therein set forth, including the release and waiver of the
 right of Homestead.

Given under my hand and Notarial Seal this 12th
 day of March A. D. 19 75

Embossed hereon is my Cook County Illinois
 Notary Public Seal. My Commission expires SEPTEMBER 27, 1979
Lydia Santos Notary Public.



DUE DATE	DATE PAID	AMT. PAID	BALANCE	TR
1975 APR 7	AM 11 43	974119	23041373	A

72

Trust Deed and Note

Arthur & Jean Tuttle
 1640 N. Spaulding
 Chicago, Il. 60647

TO
 Pioneer Trust & Savings Bank
 4000 W. North Ave.
 Chicago, Il. 60639

Prepared by:
 Lydia Santos
 Consumer Loan Division
 Pioneer Trust & Savings Bank
 4000 W. North Ave.
 Chicago, Il. 60639

23041373
 CS-21/02/0054
 F. 706 535

END OF RECORDED DOCUMENT