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FILED FOR

RECORDER OF THIS

Jun 23 2 18 PH 175

*23124222

TRUST DEED

23 124 222

THIS INDENTURE made

June 19

, 19 75 , between

THE ABOVE SPACE FOR RECORDERS USE ONLY

RCSERT C. WORLEY and IRENE E. WORLEY, his wife, herein referred to as "Mortgagors," and

THE NORTHERN TRUST COMPANY,

an Illinois banking corporation ocated in Chicago, Illinois, herein referred to as TRUSTEE, witnesseth:

THAT, WHEREAS, the Mo tg gors are justly indebted to the legal holder or holders of the Instalment Note hereinafter described (said legal 'holder or holders being herein referred to as Holders of the Note) in the principal sum of FORTY NINE THOUSAND AND NO/100ths (\$49,000.00)

Dollars, evidenced by one certain nstalt cent Note herein referred to as "Note" of the Mortgagors of even date herewith, made payable to BEAREE ard delivered, in and by which said Note the Mortgagors promise to pay the

şaid principal sum and interest from date h .eo on the balance of principal remaining from time to time unpaid at

The rate of 9.5 % per annum in insta ments as follows: FOUR HUNDRED TWENTY EIGHT AND TWELVE/ONE HUNDREDTHS (\$428.2)

Dollars on the 1st day of A 191 st , 1975 and FOUR HUNDRED TWENTY EIGHT AND TWELVE/ONE HUNDREDTHS (\$425.12)

Dollars on the 1st day of each month the eafter until said Note is fully paid, except that the final pay-

ment of principal and interest, if not sooner paid, shall re due on the 1st day of ____July___

All such payments on account of the indebtedness evidence depth of the unpaid principal balance and the remainder to principal and all of said principal and interest are to be made payable at such banking house or trust company in the Ci v of Chicago, 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 The Northern Trust Company in said City.

NOW, THEREFORE, the Mortgagors to secure the payment of the sail principal sum of money and said interest in accordance with the terms, provisions and limitations of this Trust Deed, and the performance of the covenants and agreement herein contained, by the Mortgagors to be performed, and also in consideration of the sem of One Dollar in hand paid, the receipt agreement is hereby acknowledged, do by these presents CONVEY and WARRANY up to the Trustee, its successors and assigns, the following described Real Estate and all of their estate, right, title and interest the rein, situate, lying and being in the COUNTY _ AND STATE OF ILLINOIS, to wit:

Lot 21 in Block 'C' in Carson's second addition to Oak Park, being a subdivision of the East 1/2 of Block 1 and all of Blocks 2, 3 and 4 in L. and W. F. Reynolds' Columbian addition to Oak Park, a subdivision of Lots 1, 2 and 3 in the Cir. 1. t Court partition of the North 1/2 of the South East 1/4 of Section 6 and the North West 1/4 of the South West 1/4 of Section 5 all in Township 39 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois

which, with the property hereinafter described, is referred to herein as the "premises,"

TOGETHER with all buildings, improvements, tenements, easements, fixtures and appurtenances thereto belonging, and all rents, issues and profits thereof for so long and during all such times as Mortgagors ma, bentitled thereto (which are pledged primarily and on a parity with said real estate and not secondarily) and ill apparatus, equipment or articles now or hereafter therein or thereon used to supply heat, gas, air conditioning, water, light, power, refrigeration (whether single units or centrally controlled), and ventilation, including (without restricting the foregoing) screens, window shades, storm doors and windows, floor coverings, awnings, stoves and 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 the Mortgagors or their successors or assigns shall be considered as constituting part of the real estate.

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, free from all rights and benefits under and by virtue of the Homestead Exemption Laws of the State of Illinois, which said rights and benefits the Mortgagors do hereby expressly release and waive.

It Is Further Understood and Agreed That:

It is Future. Consequence and a paper of red damaged or be destroyed; (2) keep said premiers in good on it expressly subtrainated to the liern hereof; (3) pay when the lien hereof, and upon request exhibit estisfactory evides within a resonable time any building or buildings now or or municipal undimances with respect to the profess and the number of exhibits of the second of the consequence of the consequence of the second of the s

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in thereof of redeem from any tak- eps authorized and all expenses paid deep of the Mote to protect the mo- lon betein authorized may be taken	It is perform any covenanta betein core redutived of Mortgagiota in any forming the most of the performance	minimed. Trustee of the Holders and incliner deemed as pedient of sell seldent, seldent as pedient, seldent se	of the Note that had been subjected in the control of the control
ording to any bill, statement or es	timate procured from the appropriate	public office without inquiry in	iediesa, inaction of Trustee or Holders of on the part of Motlagors, inay do go of the according to the terms hereof. At the cust Deed shall, natement of due according to the terms hereof. At the cust Deed shall, notwithstanding anything in making payment of any finalment of the councils of any other agreement of the
ncipal or interest on the Note, or rigagors herein contained. 7. When the indebtedness here at to foreclose the lien hereof. In ar- all expenditures and expenses whis resiser's fees outlays for documents expended for entry of the decree) list data ad assurances with respect	(b) when default shall occur and co by secured shall become due whether up suit to foreclose the lien hereof, the chimay be paid or incurred by or on ry and expert evidence, stenographers of procuring all such abstracts of title, to title as Trustee or Holders of the !	ntinue for three days in the per- by acceleration or otherwise. Ho fore shall be allowed and included a behalf of Trustee or Holders of to charges, publication costs and co- title searches and examinations, go lote may deem to be reasonably in	ormance of any other agreement of the desired to the Note or Trustee shall have the additional indebtedness in the decree for the desired to the decree for
expen es of he nature in this pars h interest to eon at the same rate of Note in connection with (a) any mittle, claimar of defendant, by res the forecloure bereof after accru- atence sult or poeding which mis B. The process of any foreck ts and expense, int do to to the fore	graph mentioned shall become so mu of interest per annum as is provided for proceeding, including probate and b, soon of this Trust Deed or any indebte al of such right to foreclose whethe the affect the premises or the security saure sale of the premises shall be distri- ctiosure proceedings, including all suci	h additional indebtedness secured said principal indebtedness, when inkruptey proceedings, to which dness hereby secured; or (b) prepa or not actually commenced; or hereof, whether or not actually co ibuted and applied in the following a items as are mentioned in the pre-	hereby and immediately due and payable paid or incurred by Trustee or Holders of paid or incurred by Trustee or Holders of returns for the commencement of any suit of the presentions for the defense of any coder of priority; First, on account of all coding paragraph hereof; second, all other will be a provided, with interest thereon as herein provided, and the presentatives or assisting as their legal representatives or assisting as their
ns which under the life server of the server of the life server of the	natitude secured indebtedness additioning unpaid on the Note: fourth, any the filing of a bill to forcolose this T ade either before or after sale, without regard to the then value o appointed as such receiver. Such receiver such receiver to the theory of the theory of the times when Mortgagors, or are the propers which may be necessary of are	nai to that evidenced by the Note overplus to Morigagora, their heir rust. Deed, the court in which such it notice, without regard to the sa f the premises or whether the sum river shall have power to collect it cept for the intervention of such yasual in such cases for the protect	bill is filed may appoint a receiver of said bill is filed may appoint a receiver of said about a retriever of a said and a said a said a bankly or therefore of a said forgrane of the erents, instead and profits of said premises erents, instead and profits of said premises receiver, would be entitled in collect such ion, possession, control, management and said this Trust Deed, or any tax, succial pilication is made prior to forceboure sale;
or such partion of the proceeds the rued interest of the Note as may be a 11. No action for the enforcem party interposing same in an action	reof as hay be demanded by the Holles dec ed by the Holder and without pre ent of he en or of any provision her at law up in the note hereby weured.	der, and all such proceeds so paid num or penalty, rof shall be subject to any defense	over shall be applied upon the principal or which would not be good and available to
12. Trustee or the Holders of the purpose. 13. Trustee has no duty to exact or to execute any power breeing of its lawn group negligates or mit.	he Note shall be—the right to inspect intine the till, locat in, existence, or given unless a pressiv obligated by th scripticat or that of the agents or emi	the premises at all reasonable time condition of the premises, nor sha e terms beyend, nor be liable for stoyens of Trustee, and it may re-	a and access thereto shall be permitted for Il Trustee be obligated to record this Trust any acts or orbissions beregnder, except in juice independities actifactory to it before
ared by this Trust Dreat has been for or after maturity thereof, pred resentation Truster may accept as I within Note herein described any informs in substance with the described acces thereof; and where the release of described herein, it was accept to the reference of the reference of the reference of the Wolferth to the Wolferth	ily pad jaind Tues repray assente and lines and sahibit is the Neil rive without inquiry. Viete a release (ie which bears a cert (ical viet) piton herein containe. O'th Neiles requested of the origin. It sees and a the ground Nove herein e crosses a the ground Nove herein e crosses and early which purposes to be e evelved.	deliver a release hereof to aid at a , representius that all indebiedin in recession that all indebiedin in recession purporting to be executed which purports to be executed to safety executed a certificate of the severy executed a certificate of the persons herein designated as	actual actuary evidence that all indebted income was been entired; any event when the little ear hereby secured has been paid, which is actually account that he may accept at the little expension of the little expension of the little presents been designated as the content of the little expension of the little expens
orded or filed. In case of the resi- poration, shall be Successor in Trus- mises are situated shall be Successor si- sitee, and any Trustee or successor si- 16. This Trust Deed and all p- tiggors, and the word "Mortgagors t thereof, whether or not such perso	mation, inability or refusal to ac ot t and in case of its resignation, ir soll r in Trust. Any Successor in Trus her tall be entitled to reasonable compana rovisions hereof, shall extend to "when used herein shall include all si nos shall have executed the Note or this) usiee, Chicago Title and Tru- ity or refusal to act, the then Rec- eu, der shall have the identical titl- tion for all acts performed hereur der the title to the title to act to it is persons and all persons hable for the beed.	d. Company, Chicago, Illinois, an Illinois order of Deeda of the county in which the powers and authority as are been given der. nearly presents claiming under or through or the payment of the indebtedness or any
18. The note secon the happening o	onsent of the Holders of the Note, the provided in the Note for breach of the aver of or acquiescence in any such of tured hereby shall l of either of the fo e of the premises of	pecom, cue and pa Llowing frents:	ncumber title to the Fremiers. The Holders election after actual or constructive notice yable immediately
(b) the mak	ers' discontinuance esidence.	e of the ose of t THSIN: TR	UMENT WAS PREPARED BY:
Witings the frames, and some.	23 124 22	2 50 Chick	HOMAS HALPIN buth La Salle Street lgo Illinois 60690
ATE OF ILLINOIS		CANKEL	
COOK .	ROBERT C. WORLEY Depreyend before me this day in personally known to me to be the personal transfer of the control of the con	same person_S_whose name.S_	foreseith, Dt. HE' and CERTIFY THAT LEY, hir wise, are subscribed of oregoing in-
b ECOLOMA And And And And And And And And And An	rument as their fre- nd waiver of the right of homestead.	and voluntary act, for the uses ar	d purposes therein set for a, buding the
A COLOR OF THE PROPERTY OF THE	GIVEN under my hand a Notaria	Seal this 20 day of Rot	y Transf
IMPORTAR THE PROTECTION OF BOT	NT H THE BORROWER AND BY THIS TRUST DEED	Rov	Notary Public the within Trust Ford has been identified 32,3631
Daily Daily Inches	NT H THE BORROWER AND BY THIS TRUST DEED RUUSTEE NAMED HEREIN b	ne Instalment Note mentioned in rewith under lefentification No. HE NORTHERN TRUST CO	Notary Public the within Trust Ford has been identified 32,3631