

UNOFFICIAL COPY

TRUST DEED—SECOND MORTGAGE FORM (ILLINOIS) NO. 202 NW

23 292 255

This Indenture, WITNESSETH, That the Grantors
CHESTER R. HORNOWSKI, a bachelor

of the City of Chicago County of Cook and State of Illinois

for and in consideration of the sum of Forty two hundred five and 52/100 Dollars

in hand paid CONVEY AND WARRANT to JOSEPH DEZONIA, Trustee

of the City of Chicago County of Cook and State of Illinois

and to his successors in trust hereinafter named, for the purpose of securing performance of the covenants and agreements herein, the following described real estate, with the improvements thereon, including all heating, gas and plumbing apparatus and fixtures, and everything appurtenant thereto, together with all rents, issues and profits of said premises, situated in the City of Chicago County of Cook and State of Illinois, to-wit:

The South 3 Feet of Lot 2 and all of Lot 3 in Block 1 in Hindman's First

addition to West Ravenswood, a subdivision of the South 1/2 of the East 60

acres of the South West 1/4 of Section 11, Township 40 North, Range 13, East

of the Third Principal Meridian.

Hereby releasing and waiving all rights under and in virtue of the homestead exemption laws of the State of Illinois.

In Trust, nevertheless, for the purpose of securing performance of the covenants and agreements herein.

WHEREAS, The Grantor CHESTER R. HORNOWSKI, a bachelor
justly indebted upon their and their personal promissory note bearing even date herewith, payable
NORTHWEST NATIONAL BANK OF CHICAGO,

for the amount of Forty two hundred five and 52/100 Dollars (\$4205.52)

has agreed to pay 35 consecutive monthly installments each of \$116.52 except the final
installment which shall be equal to or less than the monthly installments due
in the note appearing on the 15th day of the month on the same date of
month and installment, with said, with interest after maturity at the highest
legal rate.

THE GRANTOR, hereunto, and agree, as follows: (1) To pay said installments, and the interest thereon, as herein and in said note provided, on
the first day of each month extending to and including the first day of the month of each year, all taxes and assessments, as aforesaid, and
all other taxes and assessments thereon, 30 days after the date of their respective levies, and to secure all buildings or improvements on said premises
against fire, theft, destruction or damage, 15 days after the date of their respective levies, 15 days after the date of their respective levies, and to keep all buildings now or at any time on
said premises insured in accordance with the terms of the policy hereon, which is hereby assigned to the Trustee until the indebtedness is fully paid; (2) To pay all
mortgage interest, with interest thereon, as herein provided, to the first Trustee of the Mortgage and, second, to the Trustee hereon, as if no interest
may appear, with interest thereon, with the said Mortgage or Trustee until the indebtedness is fully paid; (3) To pay all premiums, interest,
and the cost of failure to insure, or pay taxes or assessments, or the cost of improvements or the interest thereon, when due, the grantor or the holder
of said indebtedness may provide such insurance or pay such taxes or assessments, or the cost of improvements or the interest thereon, when due, as pay
all such expenses and the interest thereon from time to time, and all money so paid, the grantor agrees to repay immediately without demand, and
the same with interest thereon from the date of payment, at seven per cent. per annum, shall be so much additional indebtedness secured hereby.

IN THE EVENT of a breach of any of the aforesaid covenants or agreements the whole of said indebtedness, including principal and all earned interest,
shall be the option of the legal holder thereof, without notice, become immediately due and payable, and with interest thereon from time of such breach, at
seven per cent. per annum, shall be recoverable by foreclosure thereof, or by suit at law, or both, the same as if all of said indebtedness had then matured by
agreement.

IT IS AGREED by the grantor that all expenses and disbursements paid or incurred in behalf of complainant in connection with the foreclosure here-
of, including reasonable attorney's fees, notices for documents or evidence, advertisement's charges, cost of preparing or completing abstract showing the whole
of said premises, and other fees here or hereafter, shall be paid by the grantor, and the same expenses and disbursements, incurred by any suit or pro-
ceeding herein, the grantor or any holder of any part of said indebtedness, as such, may be a party, shall also be paid by the grantor. All such expenses
and disbursements shall be an additional lien upon said premises, shall be paid as costs and included in any decree that may be rendered in such foreclosure
proceeding, which proceeding, whether decree of sale shall have been entered or not, shall not be discontinued, nor a release thereof given, until all such expenses
and disbursements, and the costs of suit, including auditor's fees have been paid. The grantor, for said grantor, and for the heirs, executors, administrators
and assigns of said grantor, waives all rights in the possession of, and issues from, said premises pending such foreclosure proceedings, and agrees that
the filing of any bill to foreclose this Trust Deed, the report in which such bill is filed, may at once and without notice to the said grantor, and to any party
claiming under said grantor, support a receiver to have possession or charge of said premises with power to collect the rents, issues and profits of the said
premises.

IN THE EVENT of the death, removal or absence from said County of the grantor, or of his natural or lawful heirs, then
August R. Markel of said County is hereby appointed to be the receiver in this trust; and if for
any reason said first receiver fail or refuse to act, the person who shall then be the holder of said County is hereby appointed to be named
successor to the trust. And when all the aforesaid covenants and agreements are performed, the grantor in his possession or trust, shall release said premises to
the party entitled, on receiving the reasonable charges.

Witness the hand and seal of the grantor, this 14th day of November, A. D. 1915
Chester R. Hornowski (SEAL)

(SEAL)
(SEAL)
(SEAL)
(SEAL)

23 292 255

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State of Illinois } ss.
County of Cook

I, _____
a Notary Public in and for said County, in the State aforesaid, do hereby certify that _____
CHESTER R. HORNOWSKI, a bachelor

personally known to me to be the same person whose name is _____ subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his 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 7th
day of November A. D. 1976



Robert E. Hecker
Notary Public
Expires 8-30-1978

Property of Cook County Clerk's Office

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Res. No. 246
SECOND MORTGAGE
Trust Deed

CHESTER R. HORNOWSKI, a bachelor

TO
JOSEPH DEZONNA, Trustee

THIS INSTRUMENT WAS PREPARED BY:
J. DeWitt
Northwest National Bank of Chicago
3985 North Milwaukee Avenue
Chicago, Illinois 60641

END OF RECORDED DOCUMENT