

23 347 984



TRUST DEED

CTTC 7

THE ABOVE SPACE FOR RECORDER'S USE ONLY

THIS INSTRUMENT DATED January 5, 1976, between FERNANDO ESCOBEDO and FRANCISCA ESCOBEDO, his wife,

herein referred to as "Mortgagors," and CHICAGO TITLE AND TRUST COMPANY, hereinafter referred to as TRUSTEE, witnesseth. THAT, WHEREAS the Mortgagors are jointly indebted to the legal holder or holders of the Installment Note hereinafter described, said legal holder or holders being herein referred to as Holders of the Note, in the principal sum of FIVE THOUSAND (\$5,000.00) AND NO/100 Dollars,

evidenced by one certain Installment Note of the Mortgagors of even date herewith, made payable to THE ORDER OF BEARER and delivered, in and by which said Note the Mortgagors promise to pay the said principal sum and interest from February 1, 1976

the balance of principal remaining from time to time unpaid at the rate of eight (8%) per cent per annum in installments (including principal and interest) as follows: ONE HUNDRED SIXTY (\$160.00) or more Dollars on the 1st day of February, 1976, and ONE HUNDRED SIXTY (\$160.00) or more on the 1st 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 1st day of February, 1979. 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 payment unless paid when due shall bear interest at the rate of (8%) per annum, and all of said principal and interest being made payable at such banking house or trust company in Chicago, Illinois, as the holder of the note may, from time to time, in writing appoint, and in absence of such appointment, then at the office of SEBASTIAN RIVERA R. in said City.

NOTE: THEREFORE, the Mortgagors to secure the payment of the said principal sum of money and any interest in accordance with the terms, provisions and limitations of this trust deed, and the performance of the covenants and agreements herein contained, by the Mortgagors to be performed, and due to consideration of the sum of One Dollar in hand paid, the receipt whereof is hereby acknowledged, do we three persons, CITY OF CHICAGO and COUNTY OF COOK AND STATE OF ILLINOIS, to wit:

Lot 44 in Shield's Subdivision of Lot 3 in the Assessor's Division of the North quarter of the South East quarter of Section 20, Township 39 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois;

10.00

THIS DOCUMENT PREPARED BY SEBASTIAN RIVERA R., 105 W. Madison St., Chicago, Ill.

which, with the property hereinafter described, is referred to herein as the "premises." TEN-THREE with all improvements, structures, encumbrances, fixtures, and appurtenances thereto belonging, and all taxes, rates and profits thereof for being and during all such times as Mortgagors may be entitled thereto, which are pledged primarily and on a parity with said note and estate and are secondary; and all apparatus, equipment or articles here or hereafter shown or shown used to supply heat, gas, or conditioning, water, light, power, refrigeration, (including single units or centrally controlled) and ventilation, including (without limiting the foregoing) airways, window shades, mass drives and windows, door coverings, metal beds, springs, screens and mass 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 on 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, his successors and assigns, forever, for the purposes, and upon the terms 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 waive and renounce.

This trust deed consists of two pages. The covenants, conditions and provisions appearing on page 2 (the reverse side of this trust deed) are incorporated herein by reference and are a part hereof and shall be binding on the mortgagors, their heirs, successors and assigns.

WITNESS the hand of Fernando Escobedo and Francisca Escobedo of Mortgagors the day and year first above written.

STATE OF ILLINOIS WILLIAM A. MURPHY Notary Public in and for and residing in said County, in the State aforesaid, DO HEREBY CERTIFY THAT FERNANDO ESCOBEDO and FRANCISCA ESCOBEDO, his wife,

personally known to me to be the same persons as above named, subscribed to the foregoing, appeared before me on this day in person and acknowledged that they executed the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 5th day of JANUARY 1976.

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THE COVENANTS, CONDITIONS AND PROVISIONS REFERRED TO ON PAGE 1 (THE REVERSE SIDE OF THIS TRUST DEED)

1. Mortgagee shall (1) promptly repair, reconstruct or rebuild any buildings or improvements... (2) keep said premises in good condition and repair without waste... (3) pay taxes for any indebtedness which may be incurred by the mortgagor... (4) pay for any special taxes, special assessments, water charges, sewer charges, and other charges against the premises... (5) pay for any special taxes, special assessments, water charges, sewer charges, and other charges against the premises... (6) pay for any special taxes, special assessments, water charges, sewer charges, and other charges against the premises...

BOOKED AND FILED IN CHICAGO COUNTY RECORDS JAN 8 12 46 PM '76 *23347984

IMPORTANT THE NOTE SECURED BY THIS TRUST DEED SHOULD BE IDENTIFIED BY Chicago Title and Trust Company BEFORE THE TRUST DEED IS FILED FOR RECORD CHICAGO TITLE AND TRUST COMPANY

MAIL TO: SEBASTIAN RIVERA R. 105 West Madison Street Chicago, IL 60602 PLACE IN RECORDER'S OFFICE BOX NUMBER 533

1112 West 18th Street Chicago, IL 60608

END OF RECORDED DOCUMENT