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Geo. E. Cole & Co. Chicago LEGAL BLANKS

TRUST DEED—SECOND MORTGAGE FORM (ILLINOIS)

NO. 202

18 931 421

This Indenture, WITNESSETH, That the Grantor S. Curliss H. Jordan, Jr. and Hattie Jordan, his wife

24573080

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

for and in consideration of the sum of Five Thousand Two Hundred Twenty & 00/100 Dollars

has and paid, CONVEY AND WARRANT to Illinois Midwest Corporation 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 Markham County of Cook and State of Illinois, to-wit:

Lots 21 and 22 in Block 7 in Croissant Park Markham, a subdivision of Lot 2 (except the North 15.61 feet thereof) also all of Lots 3, 4, 5 and 6 in Law's Subdivision of the South Half of the Southeast Quarter of Section 19, Township 36 North, Range 14, East of the Third Principal Meridian, also that part of the Southwest Quarter of the Southwest Quarter of Section 20, Township 36 North, Range 14, East of the Third Principal Meridian lying West and Northwest of Right-of-Way of the Illinois Central Railroad; Commonly known as 16542 S. Wood, Markham, Illinois

Hereby releasing and waiving all rights under and by 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 S. Curliss H. Jordan, Jr. and Hattie Jordan, his wife justly indebted upon Their principal promissory note—bearing even date herewith, payable \$145.00 on the 25th day of October, 1963 and \$145.00 on the 25th day of each month thereafter until said note is fully paid, and the final payment, if not sooner paid, shall be due on the 25th day of September, 1966.

Amitta SC 2-49-60

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THE GRANTOR... covenant... and agree... as follows: (1) To pay said indebtedness, and the interest thereon, as herein and on said notes provided, or according to any agreement extending time of payment; (2) to pay prior to the first day of June in each year, all taxes and assessments on said premises and on demand to exhibit receipts therefor; (3) within sixty days after destruction or damage to rebuild or restore all buildings or improvements on said premises that may have been destroyed or damaged; (4) that waste to said premises shall not be committed or suffered; (5) to keep all buildings or improvements on any time on said premises insured in companies to be selected by the grantee herein, who is hereby authorized to place such insurance in companies... (6) to the holder of the first mortgage indebtedness, with loss clause attached payable first, to the first Trustee or Mortgagee, and second, to the Trustee hereinafter named; (7) to the holder of any other mortgage, which policies shall be left and remain with the said Mortgagee or Trustee until the indebtedness is fully paid; (8) to pay all prior incumbrances, and the interest thereon, at the time or times when the same shall become due and payable.

IN THE EVENT of failure to so insure, or pay taxes or assessments, or discharge or purchase any tax lien or title affecting said premises or pay all prior incumbrances and the interest thereon from time to time; and all money so paid, the grantor... agree... to repay immediately without interest, 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, at 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 express terms.

IT IS AGREED by the grantor... that all expenses and disbursements paid or incurred in behalf of complainant in connection with the foreclosure hereof—including reasonable solicitor's fees, outlays for documentary evidence, stenographer's charges, cost of procuring or completing abstract showing the whole title of said premises embracing foreclosure decree—shall be paid by the grantor...; and the like expenses and disbursements, occasioned by any suit or proceeding wherein the grantee 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 taxed as costs and included in any decree that may be rendered in such foreclosure proceedings; which proceedings, whether decree of sale shall have been entered or not, shall not be dismissed, nor a release hereof given, until all such expenses and disbursements, and the costs of suit, including solicitor's fees have been paid. The grantor... for said grantor... and for the heirs, executors, administrators and assigns of said grantor... waive... all right to the possession of, and income from, said premises pending such foreclosure proceedings and agree... that upon the filing of any bill to foreclose this Trust Deed, the court in which such bill is filed, may at once and without notice to the said grantor... or to any party claiming under said grantor... appoint a receiver to take 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 Cook County of the grantor, or of his refusal or failure to act, then

David A. Gold of said County is hereby appointed to be first successor in this trust; and if for any like cause said first successor fail or refuse to act, the person who shall then be the acting Recorder of said County is hereby appointed to be second successor in this trust. And when all the aforesaid covenants and agreements are performed, the grantor or his successor in trust, shall release said proceeds to the party entitled, on receiving his reasonable charges.

Witness the hand and seal of the grantor this 22nd day of September A. D. 19 63

S. Curliss H. Jordan, Jr. (SEAL)
Hattie Jordan (SEAL)
David A. Gold (SEAL)
David A. Gold (SEAL)

UNOFFICIAL COPY

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Clarence A. Olson

NOTARY PUBLIC
STATE OF ILLINOIS

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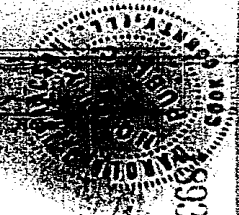
State of Illinois
County of Cook } ss.

I, Harold J. Isaacson
a Notary Public in and for said County, in the State aforesaid, Do hereby Certify that
Curliss H. Jordan, Jr. and Hattie Jordan, his wife

personally known to me to be the same persons whose name 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 uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and Notarial Seal, this 23rd
day of September A. D. 1963

Harold J. Isaacson



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RECORDED
AUG 8 11 00 AM
COOK COUNTY ILLINOIS
Clarence A. Olson

BY Harold J. Isaacson
Owner, Officer, or Firm Member

ILLINOIS MIDWEST CORPORATION

For Value Received, the undersigned hereby assigns to Mercantile Bank in One Loan, Inc., its successors and assigns, all of the title and interest of the undersigned in and to the within document.

ASSIGNMENT

Box No. 589

SECOND MORTGAGE

Trust Deed

Curliss H. Jordan, Jr., and

Hattie Jordan

TO

Illinois Midwest Corporation



*Curliss H. Jordan
16542 J. woods
chgo, ill*

ILLINOIS MIDWEST CORPORATION

24573080