

UNOFFICIAL COPY

GEORGE E. COLE* FORM No. 206
LEGAL FORMS September, 1975

24698175

1978 NOV 1 PM 1 54

TRUST DEED (Illinois)
For use with Note Form 1448
(Monthly payments including interest)

The Above Space For Recorder's Use Only

THIS INDENTURE, made October 13, 1978, between Peter Beasley and Shirley Beasley
in joint tenancy herein referred to as "Mortgagors," and
American Finance Corporation

herein referred to as "Trustee," witnesseth: That, Whereas Mortgagors are justly indebted to the legal holder of a principal promissory note,
termed "Installment Note," of even date herewith, executed by Mortgagors, made payable to Bearer

and delivered, in and by which note Mortgagors promise to pay the principal sum of
One Thousand Five Hundred and Fifty Dollars, and interest from October 20, 1978

on the balance of principal remaining from time to time unpaid at the rate of 21.20 per cent per annum, such principal sum and interest
to be payable in installments as follows: 95 Fifty-eight-dollars-and 54/100 Dollars
on the 20 day of November, 1978 and Fifty-eight-dollars-and 54/100 Dollars
on the 20 day of each and every 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 20 day of November, 1981; all such payments on account of the indebtedness evidenced
by said note to be applied first to accrued and unpaid interest on the unpaid principal balance and the remainder to principal; the portion of each
of said installments constituting principal, to the extent not paid when due, to bear interest after the date for payment thereof, at the rate of
21.20 per cent per annum, and all such payments being made payable at American Finance Corporation

or at such other place as the legal holder of the note may, from time to time, in writing appoint, which note further provides that
at the election of the legal holder thereof and without notice, the principal sum remaining unpaid thereon, together with accrued interest thereon, shall
become at once due and payable, at the place of payment aforesaid, in case default shall occur and continue for three days in the performance of any other agreement
contained in this Trust Deed (in which event election may be made at any time after the expiration of said three days, without notice), and that all
parties thereto severally waive presentment for payment, notice of dishonor, protest and notice of protest.

NOW THEREFORE, to secure the payment of the said principal sum of money and interest in accordance with the terms, provisions and
limitations of the above mentioned note and of this Trust Deed, and the performance of the covenants and agreements herein contained, by the
Mortgagors to be performed, and also in consideration of the sum of One Dollar in hand paid, the receipt whereof is hereby acknowledged,
Mortgagors by these presents CONVEY and WARRANT unto the Trustee, its or his successors and assigns, the following described Real Estate,
and all of their estate, right, title and interest therein, situate, lying and being in the
City of Chicago COUNTY OF Cook AND STATE OF ILLINOIS, to wit:

1/2 of the East 1/2 of Lot 17 in Block 120 in Maywood, a subdivision in Cook County, Illinois, and
1/2 of the North 1/2 of the East 1/2 of the Block 120 in Maywood, a subdivision in Cook County
Illinois

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

TOGETHER with all improvements, tenements, easements, and appurtenances thereto belonging, and all rents, issues and profits thereof, as
soon and as often as such time as Mortgagors may be entitled thereto (which rents, issues and profits are pledged primarily to a party with
said real estate, and not secondarily, and all fixtures, apparatus, equipment or articles now or hereafter therein or thereon used to supply heat,
gas, water, light, power, refrigeration and air conditioning (whether single units or centrally controlled), and ventilation including without re-
stricting the foregoing, screens, window shades, awnings, storm doors and windows, floor coverings, in-door beds, tables and water heaters, all
of the foregoing are declared and agreed to be a part of the mortgaged premises, whether physically attached thereto or not, and it is agreed that
all buildings and additions and all similar or other apparatus, equipment or articles hereafter placed in the premises by Mortgagors or their suc-
cessors or assigns shall be part of the mortgaged premises.)

TO HAVE AND TO HOLD the premises unto the said Trustee, its or his 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 Mortgagors do hereby expressly release and waive.

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 hereby are made a part hereof the same as though they were here set out in full and shall be binding on
Mortgagors, their heirs, successors and assigns.

Witness the hands and seals of Mortgagors the day and year first above written.

PLEASE
PRINT OR
TYPE NAME(S)
BELOW
SIGNATURE(S)

Peter A. Beasley (Seal)

Shirley A. Beasley (Seal)

State of Illinois, County of Cook

ss., I, the undersigned, a Notary Public in and for said County,
in the State aforesaid, DO HEREBY CERTIFY that Peter Beasley and
Shirley Beasley in joint tenancy

IMPRESS
SEAL
HERE

personally known to me to be the same person S whose name S
subscribed to the foregoing instrument, appeared before me this day in person, and acknowl-
edged 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 official seal, this 20 day of October
Commission expires October 10, 1979.

This instrument was prepared by

Dawn Gottmann, 9328 W. Franklin Ave, Franklin
(NAME AND ADDRESS)

Pk.
ADDRESS OF PROPERTY:
1608 S. 3rd Ave
Maywood Illinois

MAIL TO: NAME American Finance Corporation of Ill.
ADDRESS 6815 W. North Ave.
CITY AND STATE Oak Park Ill. ZIP CODE 60302

THE ABOVE ADDRESS IS FOR STATISTICAL
PURPOSES ONLY AND IS NOT A PART OF THIS
TRUST DEED
SEND SUBSEQUENT TAX BILLS TO:

OR RECORDER'S OFFICE BOX NO.

(Address)

DOCUMENT NUMBER

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