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COOK COUNTY, ILLINOIS
FILED FOR RECORD

1981 AUG 31 PM 2:32

Sidney H. Olsen
RECORDER OF DEEDS

25984669

TRUST DEED

CTTC 7

THE ABOVE SPACE FOR RECORDER'S USE ONLY

THIS INDENTURE, made August 7,
1981, between Les Knight, Jr., and
Evelyn D. Knight, his wife,

19 81, between Les Knight, Jr., and

herein referred to as "Mortgagors," and CHICAGO TITLE AND TRUST COMPANY, an Illinois corporation doing business in
Chicago, Illinois, herein referred to as TRUSTEE, witnesseth:

THAT, WHEREAS the Mortgagors are justly indebted to the legal 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 Thirty-Five
Thousand (\$35,000.00)

-----Dollars,
evidenced by one certain Instalment 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 August 10, 1981 on the balance of principal remaining from time to time unpaid at the rate
of 13----- per cent per annum in instalments (including principal and interest) as follows:

Four Hundred Forty-Two and 84/100 (\$442.84)----- Dollars or more on the first day
of September, 1981, and Four Hundred Forty-Two and 84/100----- Dollars or more on
the first 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 first day of August, 1986. 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 instalment unless paid when due shall bear interest at the rate
of 15----- per annum, and all of said principal and interest being made payable at such banking house or trust
company in 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 Louis R. Drye and Cedella

Franklin City.

NOW, THEREFORE, the Mortgagors to secure the payment of the said 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 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, do by these
present CONVEY and WARRANT unto the Trustee, its 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:

Lot five (5) (except the North twenty-five (25) feet thereof) and Lot
six (6) (except the North thirty-four (34) feet thereof) in Lawrence's
subdivision of Lot five (5) in Cleaver and Marion's Subdivision of the
North 1/2 of the South East 1/4 of the South East 1/4 of the South West
1/4 and the North 1/2 of the South West 1/4 of the South East 1/4 of
Section 5, Township 36 North, Range 14, East of the Third Principal
Meridian, in Cook County, Illinois,

THIS IS A FIRST PRIORITY MORTGAGE "CRIP-ROUNDED" MORTGAGE.

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

TOGETHER with all improvements, easements, accretions, fixtures, and appurtenances thereto belonging, and all rents, issues, and profits
thereof, for so long and during all such times as Mortgagors may be entitled thereto (which are pledged primarily and on a parity with said real
estate and not secondarily) and all apparatus, equipment or articles now or hereafter thereon or thereon used to supply heat, gas, air
conditioning, water, light, power, refrigeration, (whether in or out of or centrally controlled), and ventilation, including (without restricting the
generality thereof) screens, window shades, storm doors and windows, floor coverings, major beds, awnings, stoves and water heaters. Any such
equipment or articles shall 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
terms herein set forth, free from all rights and benefits under and by virtue of the Homestead Exemption Laws of the State of Illinois, when
said rights and benefits the Mortgagors do hereby expressly release and waive.

This trust deed consists of 5 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 and seal of said of Mortgagors the day and year first above written.

Les Knight, Jr. [SEAL] Evelyn D. Knight [SEAL]
Les Knight, Jr. [SEAL] Evelyn D. Knight [SEAL]

STATE OF ILLINOIS.

County of Cook

This document
was prepared
by Charles E.
Harrison
Notary Public
Chicago,
Illinois

I, SAMUEL SCHACHTMAN
SS. a Notary Public in and for and residing in said County, in the State aforesaid, DO HEREBY CERTIFY
THAT Les Knight, Jr., and Evelyn D. Knight, his wife

who are personally known to me to be the same persons whose names are subscribed to the
foregoing instrument, signed before me this day in person and acknowledged that
they signed, sealed and delivered the said instrument as their free and
voluntary act, and that the contents thereof are true.

Given under my hand and Notary Seal this 25th day of August, 19 81.

Samuel Schachtman Notary Public

Notary Seal - Cook County, Illinois - Individual Mortgagor - Beneficiary of Note with Interest Included in Payment.

BOX 533

THE COVENANTS, CONDITIONS AND PROVISIONS REFERRED TO ON PAGE 1, THE REVERSE SIDE OF THIS INSTRUMENT,

[illegible]

FOR RUCORDEX'S INDEX PURPOSES
INSERT STREET ADDRESS OF ABOVE
DESCRIBED PROPERTY HERE
4524 S. KING ST.
CHICAGO, IL 60653

2. AGE IN SAC/ORDER'S OFFICE: (BOX NUMS. 1-4)

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RIDER ATTACHED TO AND MADE A PART OF TRUST
DEED DATED AUGUST 7, 1981, FROM LES KNIGHT,
JR., AND EVELYN D. KNIGHT, MORTGAGORS, TO
CHICAGO TITLE AND TRUST COMPANY, TRUSTEE

17. Subject to applicable law or to a written waiver by the Trustee, Mortgagors shall pay to the holders of the Note secured hereby in addition to the monthly installments of principal and interest on the day said monthly installments are payable under the Note, until the Note is paid in full, a sum (herein "Funds") equal to one-twelfth of the yearly taxes and assessments which may attain priority over this Trust Deed, and ground rents on the premises, if any, plus one-twelfth of yearly premium installments for the hazard insurance as aforesaid, all as reasonably estimated initially and from time to time by the holders of the Note or the Trustee on the basis of assessments and bills and reasonable estimates thereof.

The Funds shall be held in an institution the deposits or accounts of which are insured or guaranteed by a Federal or state agency, in the name of the holders of the Note or the Trustee, as determined by the holders of the Note. The holders of the Note or the Trustee shall apply the Funds to pay said taxes, assessments, insurance premiums and ground rents. The holders of the Note or the Trustee shall give to Mortgagors, without charge, an annual accounting of the funds showing credits and debits to the Funds and the purpose for which each debit to the Funds was made. The Funds are pledged as additional security for the sum secured by this Trust Deed.

If the amount of the Funds held by the holders of the Note or the Trustee shall not be sufficient to pay taxes, assessments, insurance premiums and ground rents as they fall due, Mortgagors shall pay to the holders of the Note any amount necessary to make up the deficiency within ten days from the date notice is mailed by the holders of the Note to the Mortgagors requesting the payment thereof.

18. If all or any part of the premises or an interest therein is sold or transferred by the Mortgagors without the prior written consent of the holders of the Note, including (a) the creation of a lien subordinate to this Trust Deed, (b) a transfer by devise, bequest or by operation of law upon the death of a joint tenant or a tenant in common of any leasehold interest of three years or less not containing an option to purchase, the holders of the Note may, at the holders' option, accelerate all the sums secured by this Trust Deed to be immediately due and payable. The holders of the Note shall have waived the option to accelerate if, prior to the sale or transfer, the holders of the Note and the person to whom the premises is to be sold or transferred have agreed in writing that the credit of such person is satisfactory to the holders of the Note and that the interest payable on the sums secured by this Trust Deed shall be at such rate as the holders of the Note shall request. If the holders of the Note have waived the option to accelerate provided in this paragraph 18, and if the Mortgagors' successor in interest has executed a written assumption agreement accepted in writing by the holders of the Note and the Trustee, the Trustee shall release the Mortgagors from all obligations under this Trust Deed and the Note. If the holders of the Note or the Trustee exercise such option to accelerate, the holders of the Note or the Trustee may, without further notice or demand on the Mortgagors, invoke any remedies permitted by this Trust Deed or the Note.

19. Upon request of Mortgagors, the holders of the Note, at the holders' option prior to the release of this Trust Deed, may make Future Advances to Mortgagors. Such Future Advances, with interest thereon, shall be secured by this Trust Deed when evidenced by promissory notes.

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stating that said notes are secured hereby. At no time shall the principal amount of the indebtedness secured by this Trust Deed, including sums advanced in accordance herewith to protect the security of this Trust Deed, exceed the original amount of the Note plus interest. This Trust Deed shall also secure any and all renewals, extensions of the whole or any part of the indebtedness hereby secured, whether evidenced, with interest at such lawful rate as may be then applicable, by any such renewals or extensions or any change in the terms of said indebtedness shall not impair in any manner the validity of the security in this Trust Deed, nor release the Mortgagors or any of them from personal liability for the indebtedness hereby secured.

20. (a) The mortgaged premises are subject to the lien of a mortgage described in this Trust Deed (hereinafter for convenience referred to as "senior mortgage");

Trust Deed dated March 17, 1973 and recorded April 12, 1973, Document #3356936 made by Louis R. Drye and Cedeilia A. Drye, wife, to Chicago Title and Trust Company, to secure a note in the sum of \$25,000.00.

Mortgagors covenant and agree to comply with all of the terms and conditions of said senior mortgage including the requirement to make and cause to be made monthly payments of principal and interest due to the holder of the note secured by this Trust Deed, the monthly payments of principal and interest due to the holder of the note secured by said senior mortgage until the balance of said note is fully paid, at which time the entire amount of said monthly payment due the holders of the note secured by this Trust Deed shall be paid to said holders of the note secured by this Trust Deed.

Mortgagors shall require the holders of the note secured hereby to perform the terms or provisions contained in said senior mortgage required to be performed by mortgagors, its successors or assigns, except the payment of installments of principal and interest due only in accordance with the terms and provisions hereof. If there shall be default in the performance of any term or provision contained in this mortgage, mortgagors shall not be obligated to pay principal or interest under the senior mortgage.

(b) Mortgagors covenant and agree that, to the extent mortgagors pay any installment of principal or interest or any other sum due under the senior mortgage, mortgagors shall become entitled to a lien in the mortgaged premises hereunder but equal in rank and priority to the senior mortgage and, in addition, to the extent necessary to make effective such rank and priority: (i) mortgagors shall become subrogated to, receive and enjoy all of the rights, liens, powers and privileges attached to the senior mortgage under the senior mortgage and (ii) the senior mortgage shall remain in existence for the benefit of and to further secure the debt and other sums secured, or that hereafter shall be secured, hereunder. Contemporaneously herewith the parties hereto have executed a subrogation agreement to which reference is hereby made for the terms thereof.

(c) In case of default hereunder, in addition to any other rights and remedies available to mortgagors, mortgagors may, but need not, make any payment or perform any act herein required of mortgagors in any form and manner deemed expedient, and may, but need not, make full or partial payments of principal or interest on the senior mortgage, senior encumbrances, if any, and purchase, discharge, compromise or settle the senior mortgage, any tax lien or other prior lien or title claim thereof, or redeem from any tax or assessment. All monies paid

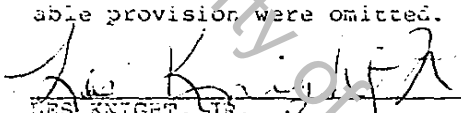
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for any of the purposes herein authorized and all expenses paid or incurred in connection therewith, including attorneys' fees, and any other money advances by mortgagee to protect the mortgage premises and the lien hereof, shall be so much additional indebtedness secured hereby, and shall become immediately due and payable without notice and with interest thereon at the rate of fifteen percent (15%) per annum. Inaction of mortgagee shall never be considered as a waiver of any right accruing to it on account of any default on the part of mortgagors.

(d) Wherever used in this paragraph 20, the word mortgagee shall include the words "or the holders of the Note secured hereby or the Trustee."

2. If this Trust Deed is signed by more than one person, the obligations and authorizations herein shall be joint and several. The invalidity or unenforceability of any particular provision of this Trust Deed shall not affect the other provisions thereof, and this Trust Deed shall be construed in all respects as if such invalid or unenforceable provision were omitted.


LES KNIGHT, JR.


EVELYN D. KNIGHT

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END OF RECORDED DOCUMENT