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TRUST DEED—SECOND MORTGAGE FORM (ILLINOIS)

26543003

This Indenture, WITNESSETH, That the Grantor S.

HUBERT REYNOLDS and DELORIS H. REYNOLDS, his wife,

of the City of Chicago County of Cook and State of Illinois
for and in consideration of the sum of Thirty-five Hundred Fifty-eight \$ 72/100 Dollars
in hand paid, CONVEY AND WARRANT to JAMES DEPUMA, 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 ap-
paratus 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:

Lot 29 in block 8 in Auburn Highlands, being Hart's
Subdivision of Blocks 1,2,7 and 8 in Circuit Court

Partition of the Northwest quarter of Section 32, Township

33 North, Range 14, East of the Third Principal Meridian, in

Cook County, Illinois, commonly known as 2045 S. Elizabeth Av.
Chicago, Illinois.

26543003

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 Grantors HUBERT REYNOLDS and DELORIS H. REYNOLDS, his wife
justly indebted upon their _____ principal, non-nosy note, bearing even date herewith, payable
STATE CONSTRUCTION CO., for the sum of Thirty-five Hundred Fifty-
eight \$ 72/100 Dollars (\$3558.72)

payable in 48 successive monthly instalments each of \$74.14 ~~NONINTEREST~~

~~NONINTEREST~~

on the note commencing on the 26TH day of April 1983, and on the same date
each month thereafter, until paid, with interest after maturity at the highest
lawful rate.

The Grantor, covenant and agree as follows: (1) To pay said indebtedness and the interest thereon, as herein and in all cases provided, or
according to any agreement extending time of payment, to the first day of June in each year, all taxes and assessments against said premises,
and all other expenses incident to the ownership, maintenance, repair, insurance, protection, damage prevention, restoration, all buildings or improvements, and fixtures
thereon have been determined, itemized, and made to said trustee, and to be paid, and to be held in trust, and to be used for the payment
of all expenses incurred in connection with the debt herein, which is hereby authorized to place each sum in a suspense account to the credit
of the said mortgage indebtedness, with interest attached payable to the first Trustee or Mortgagee, and second, to the Trustee herein as the interest
may appear, which portion shall be left in trust with the said Mortgagor or Trustee until the indebtedness is fully paid; (2) to pay all prior, present, future
and contingent taxes, and all taxes, taxes, and other charges, and expenses, and all other expenses or the interest therein, when due, to the grantee or the holder
of said indebtedness and the interest thereon from time to time, and all taxes unpaid, 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 an 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 accrued 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, as
above, at seven per annum, shall be recovered by foreclosure thereof, or by suit at law, or both, the same as if all said indebtedness had then matured by
express terms.

It is agreed by the grantor, that all expenses andbursements paid or incurred in behalf of complainant in connection with the foreclosure
of, including reasonable solicitor's fees, outlays for documentary evidence, stenographer's charge, cost of preparing or completing abstracts, filing the whole
title of and premises, recording foreclosures, service shall be paid by the grantor, and the expenses andbursements, unassured by any act of
trustee, including the payment of any fees, costs, and expenses, and attorney's fees, and all other expenses, may be levied, shall also be paid by the grantor. All such expenses
andbursements shall be an additional indebtedness, and the same shall be taxed as a tax, and may be levied, may be recovered in any court, or
proceedings, when proceeding, whatever decree of sale shall have been entered, shall not be diminished, and the same shall be an additional
indebtedness, and the costs of suit, including solicitor's fees have been paid. The grantor, for himself, and for the heirs, executors, administrators,
and assigns of said grantor, waives all right to the possession of, and income from, and premises pending such foreclosure proceedings, and agrees that
upon the filing of any bill to foreclose the 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 and greater, 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 County of the grantor, or of his refusal or failure to act, then
Thomas S. Larsen _____ of said County is hereby appointed to be first successor in this trust, and if for
any like cause and first successor fail or refuse to act, the person who shall then be the acting Heir or Trustee 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 premises to
the party entitled, on recovering his reasonable charges.

Witness the hand and seal of the grantor this 16th day of March A. D. 19 83

Hubert Reynolds (SEAL)
Deloris H. Reynolds (SEAL)

(SEAL) (SEAL)

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State of Illinois }
County of Cook }

I,

a Notary Public in and for said County, in the State aforesaid, do hereby certify that _____
HUBERT REYNOLDS and DELORIS H. REYNOLDS, his wife

personally known to me to be the same person whose name is are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he 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.

Sub under my hand and Notarial Seal this 16th
day of March A. D. 1983

Arthur J. Jamost
Notary Public

My Commission Expires Feb. 16, 1988



1983 MAR 22 AM 11:04

MR-22G 750-612 265-000 10.00



Bor. No. 246

SECOND MORTGAGE

Trust Deed

HUBERT REYNOLDS and
DELORIS H. REYNOLDS, his wife

TO

JOSEPH DEZONNA, Trustee

THIS INSTRUMENT WAS PREPARED BY:

L. J. LaFette

CHICAGO NATIONAL BANK
100 S. Wacker Drive
Chicago, Illinois 60606

CONTRACT NO. 103

END OF RECORDED DOCUMENT