

UNOFFICIAL COPY

TRUST DEED

26816030

THE AD & COPY (C) 1983-1984

THIS INDENTURE, made October 4, 1983, between Leandrew and Elma Rodgers,  
his wife in joint tenancy herein referred to as "Grantors", and C. A. Amburn  
of Oak Brook, Illinois,  
herein referred to as "Trustee", witnesseth:  
THAT, WHEREAS the Grantors have promised to pay to Associates Finance, Inc., herein referred to as "Beneficiary", the  
legal holder of the Loan Agreement hereinafter described, the principal amount of Thirty Eight Thousand  
One Hundred Sixty One and 05/100 Dollars (\$ 38,161.05 ),  
together with interest thereon at the rate of (check applicable box)

☒ This is a variable interest rate loan and the interest rate will increase or decrease with changes in the  
Prime loan rate. The interest rate will be 4.00 percentage points above the Prime loan rate published in the Federal  
Reserve Board's Statistical Release H.15. The initial Prime loan rate is 11.00, which is the published rate as of the  
last business day of August, 1983, therefore, the initial interest rate is 15.00 % per  
year. The interest rate will increase or decrease with changes in the Prime loan rate when the Prime loan rate, as of the  
last business day of the preceding month, has increased or decreased by at least one percentage point from the Prime  
loan rate on which the current interest rate is based. Interest rate changes will be effective upon 30 days written  
notice. In no event, however, will the interest rate ever be less than 11.00 % per year. The interest rate will not  
change before the first payment date. Adjustments in the interest rate will result in changes in the monthly payment  
amounts.

The Grantors promise to pay the said sum in the said Loan Agreement of date herewith, made payable to the  
Beneficiary, and delivered in 120 consecutive monthly installments: 1st at \$ 658.76, followed by  
0 at \$ 0, followed by 0 at \$ 0, with the first installment beginning on  
November 11, 1983 and the remaining installments continuing on the same day of each month  
(Month & Day)

thereafter until fully paid. All of said payments being made payable at Downers Grove, Illinois, or at such place  
as the Beneficiary or other holder may, from time to time, in writing appoint.

NOW, THEREFORE, the Grantors to secure the payment of the said obligation in accordance with the terms, provisions and limitations of this Trust Deed, and the performance of the covenants and  
agreements herein contained, by the Grantors to be performed, and also in consideration of the sum of One Dollar in hand paid, the receipt whereof is hereby acknowledged, by these presents 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  
Town of Maywood, COUNTY OF Cook AND STATE OF ILLINOIS, to wit:

Lot 6 in the Subdivision of Block 10 in Smith's Addition to Maywood, a Subdivision of part  
of Section 10, Township 39 North, Range 12, East of the Third Principal Meridian, in  
Cook County, Illinois. Also Known As: 915 S 10th Maywood, Illinois 60153

The attached call option provision is part of this mortgage, deed of trust, or deed to  
secure debt.

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

TOGETHER WITH IMPROVEMENTS AND FIXTURES NOW ATTACHED TOGETHER WITH EASEMENTS, RIGHTS, PRIVILEGES, INTERESTS, RENTS AND PROFITS.

TO HAVE AND TO HOLD the premises unto the said Trustee, its 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 the Grantors 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 are a part hereof and shall be binding on the Grantors, their heirs,  
successors and assigns.

WITNESS the hand(s) and seal(s) of Grantors the day and year first above written.

Leandrew Rodgers (SEAL)  
Leandrew Rodgers (SEAL)

Elma Rodgers (SEAL)  
Elma Rodgers (SEAL)

STATE OF ILLINOIS, }  
County of DuPage } SS.

I, Beverly J. Birmingham  
a Notary Public in and for and residing in said County, in the State aforesaid, DO HEREBY CERTIFY THAT  
Leandrew and Elma Rodgers

who are personally known to me to be the same person as whose name is 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 4th day of October, A.D. 1983  
Beverly J. Birmingham  
Notary Public

This instrument was prepared by

My Commission Expires Sept. 16, 1987

Associates Finance Inc. 408 W. 75th St. Downers Grove, IL. 60515  
(Name) (Address)

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

- FOR RECORDS INDEX PURPOSES  
INSERT STREET ADDRESS OF ABOVE  
DESCRIBED PROPERTY HERE

RECORDERS OFFICE BOX NUMBER

607664 U S I Rcy 3 82

FOR RECORDS INDEX PURPOSES  
INSERT STREET ADDRESS OF ABOVE  
DESCRIBED PROPERTY HERE

UNOFFICIAL COPY

ATTACHMENT  
TO  
MORTGAGE, DEED OF TRUST OR DEED TO SECURE DEBT

Dated October 4, 19 83

CALL OPTION — The Lender has the option to demand that the balance due on the loan secured by this mortgage, deed of trust or deed to secure debt be paid in full on the third anniversary date of the loan date of the loan and annually on each subsequent anniversary date. If this option is exercised, Borrower(s) (mortgagor or grantor) will be given written notice of the election at least 90 days before payment in full is due. If payment is not made when due, Lender (mortgagee or grantee or beneficiary) has the right to exercise any remedies permitted under this mortgage, deed of trust, or deed to secure debt.

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END OF RECORDED DOCUMENT