GEORGE E. COLE:			FORM NO. 206 1			
	TRUST DEE	D (ILLINOIS)	April 1000	12 06		
		ote Form 1448		****	Rolling So	
	(Moninly Payments	s Including Interest)*		260216	02	
	CAUTION: Consult a lawyer belo All warranties, including mercha	intability and litness, are exclud	ed.			
			1,07,23144	7 26021602	A 870	10.00
HIS INDENTURI	Augusi made	t 3	81			
	a Lewis					
1528 Shie	elds Chicae	go. IL 6041	L1			
(NO.	AND STREET)	(CITY) bany Bank &	(STATE) Trust Co.			
A. A.	"Mortgagors," and A1	Dany Bank &	II ust Co.			
3400 ₩	Lawrence Ave	Ohiga				
1,10	. ND STREET)	(CITY)	(STATE)	•		
herein referred to a to the legal holder o	"Trustee," witnesseth:	That Whereas Mortgag note, termed "Installme	ors are justly indebted int Note." of even date		r Recorder's Use Only	
herewith, executed note Mortgagors pr	ow Mart ragors, made pa omise to per the principa			en hundred fift		
Dollars, and interes	t from	on the	balance of principal remain	ring from time to time unpaid at t	he rate of	er cent ———
Dollars on the2	nd day of Decem	ber 1981, and 1	Ninety six &	58/100	Do	larson
the 2nd day	of each and every mon	tnereafter until said no	ote is fully paid, except that	the final payment of principal ar	d interest, if not soone	r paid.
shall be due on the to accrued and unp	id interest on the unpaid	pr'acipa, balance and th	ll such payments on account c remainder to principal; the	t of the indebtedness evidenced to be portion of each of said installm	y said note to be appli ents constituting princ	ed first ipal, to
				f per cent per annum.		
made payable at _ holder of the note n	ay, from time to time, in	writing app and which a	note further provides that a	or at s	uch other place as th tereof and without not	e legal ice, the
case default shall oc	cur in the payment, when	idue, of any astrale ent	of principal or interest in a	at once due and payable, at the p wordance with the terms thereof	or in case default sha	lloccur
and continue for th expiration of said t	ee days in the performan iree days, without notice	e), and that all part is th	nt contained in this Trust E tereto severally waive prese	leed (in which event election may entment for payment, notice of d	be made at any time a shonor, protest and n	fter the otice of
protest. NOW THERE	FORE, to secure the pay	ement of the said princip	(sum c money and interes	t in accordance with the terms, pr	ovisions and limitation	s of the
above mentioned n also in consideration	ote and of this Trust Deed on of the sum of One De	d, and the performance of ollar in hand paid, the r	the covenants and agreen eccipt whe cof is hereby a	ents herein contained, by the Mo eknowledged, Mortgagors by th	rtgagors to be perform ese presents CONVE	ed, and F AND
				Estate and all of their estate, ri		
				tion to Chicago Hei		
of the N.1, o	f the S. E. 4	of Section 21	, Township 3° No	orth, Range 14, Eas		
Principal Me	ridian, in Coo	k County, Ill	inois.			
				400		
			2602			
					A.	
					3	
				140		
				100		
which, with the pr	operty hereinafter descri	bed, is referred to herein	n as the "premises,"	100	E core exthere of for so	(any and
TOGETHER during all such tim	with all improvements, t es as Mortgagors may be	tenements, casements, a e entitled thereto (which	nd appurtenances thereto be rents, issues and profits ar	belonging, and at cents, issues a e pledged primarily and other	ty with said real estate	and not
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## THE FOLLOWING ARE THE COVENANTS, CONDITIONS AND PROVISIONS REFERRED TO ON PAGE 1 (THE REVERSE SIDE OF THIS TRUST DEED) AND WHICH FORM A PART OF THE TRUST DEED WHICH THERE BEGINS:

- 1. Mortgagors shall (1) keep said premises in good condition and repair, without waste; (2) promptly repair, restore, or rebuild any buildings or improvements now or hereafter on the premises which may become damaged or be destroyed; (3) keep said premises free from mechanic's liens or liens in favor of the United States or other liens or claims for lien not expressly subordinated to the lien hereof; (4) pay when due any indebtedness which may be secured by a lien or charge on the premises superior to the lien hereof, and upon request exhibit satisfactory evidence of the discharge of such prior lien to Trustee or to holders of the note; (5) complete within a reasonable time any buildings now or at any time in process of erection upon said premises; (6) comply with all requirements of law or municipal ordinances with respect to the premises and the use thereof; (7) make no material alterations in said premises except as required by law or municipal ordinance or as previously consented to in writing by the Trustee or holders of the note. previously consented to in writing by the Trustee or holders of the note.
- Mortgagors shall pay before any penalty attaches all general taxes, and shall pay special taxes, special assessments, water charges, sewer service charges, and other charges against the premises when due, and shall, upon written request, furnish to Trustee or to holders of the note the original or duplicate receipts therefor. To prevent default hereunder Mortgagors shall pay in full under protest, in the manner provided by statute, any tax or assessment which Mortgagors may desire to contest.
- 3. Mortgagors shall keep all buildings and improvements now or hereafter situated on said premises insured against loss or damage by fire, lightning and windstorm under policies providing for payment by the insurance companies of moneys sufficient either to pay the cost of replacing or repairing the same or to pay in full the indebtedness secured hereby, all in companies satisfactory to the holders of the note, under insurance policies payable, in case of loss or damage, to Trustee for the benefit of the holders of the note, such rights to be evidenced by the standard mortgage clause to be attached to each policy, and shall deliver all policies, including additional and renewal policies, to holders of the note, and in case of insurance about to expire, shall deliver renewal policies not less than ten days prior to the respective dates of expiration.
- 4. If case of default therein, Trustee or the holders of the note may, but need not, make any payment or perform any act hereinbefore required a Mongagors in any form and manner deemed expedient, and may, but need not, make full or partial payments of principal or interest on prior encurnorances, if any, and purchase, discharge, compromise or settle any tax lien or other prior lien or title or claim thereof, or redeem from any tax sale or forfeiture affecting said premises or contest any tax or assessment. All moneys paid for any of the purposes herein authorized and all exponse poid or incurred in connection therewith, including reasonable attorneys' fees, and any other moneys advanced by Trustee or the holders of the note to protect the mortgaged premises and the lien hereof, plus reasonable compensation to Trustee for each matter concerning which action have a "thorized may be taken, shall be so much additional indebtedness secured hereby and shall become immediately due and payable without no cere in dwith interest thereon at the rate of nine per cent per annum. Inaction of Trustee or holders of the note shall never be considered as a waiver of any right a "the properties" of the note shall never be considered as a waiver of any right a "the properties" of the note shall never be considered as a waiver of any right as the properties of the note shall never be considered as a waiver of any right as the properties of the note shall never be considered as a waiver of any right as the properties of the note shall never be considered as a waiver of any right as the properties.
- 5. The Trustee of the hilders of the note hereby secured making any payment hereby authorized relating to taxes or assessments, may do so according to any bill, statement or estimate procured from the appropriate public office without inquiry into the accuracy of such bill, statement or estimate or into the viid ty of any tax, assessment, sale, forfeiture, tax lien or title or claim thereof.
- 6. Mortgagors shall pay e.g., atem of indebtedness herein mentioned, both principal and interest, when due according to the terms hereof. At the election of the holders of the principal note, and without notice to Mortgagors, all unpaid indebtedness secured by this Trust Deed shall, notwithstanding anything in the principal note or in this Trust Deed to the contrary, become due and payable when default shall occur in payment of principal or interest, or in case default shall occur and continue for three days in the performance of any other agreement of the Mortgagors herein contained.
- 7. When the indebtedness hereby secur a shall become due whether by the terms of the note described on page one or by acceleration or otherwise, holders of the note or Trustee shall have the right to foreclose the lien hereof and also shall have all other rights provided by the laws of Illinois for the enforcement of a mortgage debt. In any suit to foreclose the lien hereof, there shall be allowed and included as additional indebtedness in the decree for sale all expenditures; and expenses which may be paid or incurred by or on behalf of Trustee or holders of the note for attorneys' fees, Trustee's fees, appraiser's fees, on lay for documentary and expert evidence, stenographers' charges, publication costs and costs (which may be estimated as to items to be expended; are retry of the decree) of procuring all such abstracts of title, title searches and examinations, guarantee policies. Torrens certificates, and similar Jo'a and assurances with respect to title as Trustee or holders of the note may deem to be reasonably necessary either to prosecute such suit or to indense the subject of the title to or the value of the premises. In addition, all expenditures and expenses of the nature in this paragraph mentioned shall become so much additional indebtedness secured hereby and imm. diately on a colorable interest thereon at the rate of nine per cent per annum, when paid or incurred by Trustee or holders of the note in connection with a) am action, suit or proceeding, including but not limited to probate and bankruptey proceedings, to which either of them shall be a party, either as plai tiff, claimant or defendant, by reason of this Trust Deed or any indebtedness hereby secured: or (b) preparations for the defense of any threatened suit or now coling which might affect the premises or the security hereof, whether or not actually commenced; or (c) preparations for the defense of any threatened suit or now coling which might affect the premises or the security hereof, whether or not actually commenced; or (c) preparations for the defense of any threatened suit or non-eding which might affect the premises or the security hereof, whether or not actually commenced.
- 8. The proceeds of any foreclosure sale of the premises shall be dis ributed and applied in the following order of priority: First, on account of all costs and expenses incident to the foreclosure proceedings, including all such items as are mentioned in the preceding paragraph hereof; second, all other items which under the terms hereof constitute secured indebtednes, a dirtional to that evidenced by the note hereby secured, with interest thereon as herein provided; third, all principal and interest remaining that doubth, any overplus to Mortgagors, their heirs, legal r spresentatives or assigns as their rights may appear.
- 9. Upon or at any time after the filing of a complaint to foreclose this Trust Deed, the Court in which such complaint is filed may appoint a receiver of said premises. Such appointment may be made either before or after sale, without regard to the solvency or insolvency of Mortgagors at the time of application for such receiver and without regard to the then value of the premises or whether the same shall be then occupied as a homestead or not and the Trustee hereunder may be appointed as such receiver. Such receiver shall have power to collect the rents, issues and profits of said premises during the pendency of such foreclosure suit and, in case of the premises during the full statutory period for redemption, whether there be redemption or not, as well as during any further times when Mortgagors, except for the intervention of such receiver, would be entitled to collect such rents, issues and profits, and all other powers which may be recessary or are usual in such cases for the protection, possession, control, management and operation of the premises during the whole of aid reriod. The Court from time to time may authorize the receiver to apply the net income in his hands in payment in whole or in part of: (1) The mode leadness secured hereby, or by any decree foreclosing this Trust Deed, or any tax, special assessment or other lien which may be or becone superior to the lien hereof or of such decree, provided such application is made prior to foreclosure sale; (2) the deficiency in case of a sale and d fivency.
- 10. No action for the enforcement of the lien of this Trust Deed or of any provision hereof shall be subject to any defense which would not be good and available to the party interposing same in an action at law upon the note hereby secured.
- 11. Trustee or the holders of the note shall have the right to inspect the premises at all reasonable times and a cere thereto shall be permitted for that purpose.
- 12. Trustee has no duty to examine the title, location, existence, or condition of the premises, nor shall Truster be obligated to record this Trust Deed or to exercise any power herein given unless expressly obligated by the terms hereof, nor be liable for .n' cts or omissions hereunder, except in case of his own gross negligence or misconduct or that of the agents or employees of Trustee, and he may require indemnities satisfactory to him before exercising any power herein given.
- 13. Trustee shall release this Trust Deed and the lien thereof by proper instrument upon presentation of satisfactory evic-nee that all indebtedness secured by this Trust Deed has been fully paid; and Trustee may execute and deliver a release hereof to and at the request of any person who shall either before or after maturity thereof, produce and exhibit to Trustee the principal note, representing that all indebtedness hereby secured has been paid, which representation Trustee may accept as trustee mere without inquiry. Where a release is requested of a successor trustee, such successor trustee may accept as the genuine note herein described any note which bears a certificate of identification purporting to be executed by a prior trustee hereunder or which conforms in substance with the description herein contained of the principal note and which purports to be executed a certificate on any instrument identifying same as the principal note described herein, he may accept as the genuine principal note herein described any note which may be presented and which conforms in substance with the description herein contained of the principal note and which purports to be executed by the persons herein designated as makers thereof.
- 14. Trustee may resign by instrument in writing filed in the office of the Recorder or Registrar of Titles in which this instrument shall have been recorded or filed. In case of the death, resignation, inability or refusal to act of Trustee, shall be first Successor in Trust and in the event of his or its death, resignation, inability or refusal to act, the then Recorder of Deeds of the county in which the premises are situated shall be second Successor in Trust. Any Successor in Trust hereunder shall have the identical title, powers and authority as are herein given Trustee, and any Trustee or successor shall be entitled to reasonable compensation for all acts performed hereunder.

15. This Trust Deed and all provisions hereof, shall extend to and be binding upon Mortgagors and all persons claiming under or through ortgagors, and the word "Mortgagors" when used herein shall include all such persons and all persons at any time liable for the payment of indebtedness or any part thereof, whether or not such persons shall have executed the principal note, or this Trust Deed.

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FOR THE PROTECTION OF BOTH THE BORROWER AND LENDER, THE NOTE SECURED BY THIS TRUST DEED SHOULD BE IDENTIFIED BY THE TRUSTEE, BEFORE THE TRUST DEED IS FILED FOR RECORD.

identified herewith under Identification No.							
Trustee							

The Installment Note mentioned in the within Trust Deed has been

END OF RECORDED DOCUMENT