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27415473

TRUST DEED—SECOND MORTGAGE FORM (ILLINOIS)

This Indenture, WITNESSETH, That the Grantor RAYMOND JACKSON and COSTELLA
JACKSON, his wife.....

of the City of Chicago, County of Cook, and State of Illinois
for and in consideration of the sum of Twenty-one thousand one hundred fifty-three and 72/100 Dollars

in hand paid, CONVEY AND WARRANT to JOSEPH DEZONNA, Trustee
of the City of Chicago, County of Cook, and State of Illinois
following described real estate, with the improvements thereon, including all heating, gas and plumbing apparatus and fixtures, and every-
thing 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:
Lots 133 and 134 in Englewood on the Hill, Third Addition in the
West 1/2 of the South West 1/4 of Section 19, Township 38 North,
Range 14, East of the Third Principal Meridian, in Cook County,
Illinois, commonly known as 6943 South Claremont Avenue, Chicago,
Illinois.

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 Grantor RAYMOND JACKSON and COSTELLA JACKSON, his wife
justly indebted upon their one principal promissory note bearing even date herewith, payable
STONE CONSTRUCTION CO. and assigned to Northwest National Bank for the
sum of Twenty-one thousand one hundred fifty-three and 72/100 dollars (\$21,153.72)
payable in 84 successive monthly installments each of 251.83 due
on the note commencing on the 1st day of March 19 85 and on the same date of
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 hereinafter provided, or according to any
agreement extending time of payment; (2) to pay prior to the first day of June in each year, all taxes and assessments against said premises, and on demand to exhibit receipts therefor;
(3) within sixty days after destruction or damage to rebuild or restore all buildings or improvements on said premises that may have been destroyed or damaged; (4) that waste to said
premises shall not be committed or suffered; (5) to keep all buildings now or at any time on said premises insured in companies to be selected by the grantee herein, who is hereby au-
thorized to place such insurance in companies acceptable to the holder of the first mortgage indebtedness, with loss clause attached payable to the first Trustee or Mortgagee, and
all prior incumbrances, and the interest thereon, at the time or times when the same shall become due and payable.
In the EVENT of failure so to insure, or pay taxes or assessments, or the prior incumbrances or the interest thereon when due, the grantor or the holder of said indebtedness,
may procure such insurance, or pay such taxes or assessments, or discharge or purchase any tax lien or title affecting said premises or pay all prior incumbrances and the interest
thereon from time to time, and all money so paid, the grantor agree to repay immediately without demand, and the same with interest thereon from the date of payment at
seven per cent, per annum, shall be so much 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 earned 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, at seven per cent, per annum, shall be recoverable by
foreclosure thereof, or by suit at law, or both, the same as if all of said indebtedness had then matured by express terms.
It is Agreed by the grantor that all expenses and disbursements paid or incurred in behalf of complainant in connection with the foreclosure hereof including reasonable
solicitors fees, outlays for documentary evidence, stenographer's charges, cost of procuring or completing abstract showing the whole title of said premises embracing foreclosure decree
shall be paid by the grantor. All such expenses and disbursements shall be an additional lien upon said premises, shall be taxed as costs and included
as such, may be a party, shall also be paid by the grantor. All such expenses and disbursements shall be an additional lien upon said premises, shall be taxed as costs and included
in any decree that may be rendered in such foreclosure proceedings; which proceeding, whether decree of sale shall have been entered or not, shall not be dismissed nor a release
administrators and assigns of said grantor waive all right to the possession of, and income from, said premises pending such foreclosure proceedings, and agree that upon
the filing of any bill to foreclose this 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 said gran-
tor, 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 Cook County of the grantee, 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 said first successor fail or refuse to act, the person who shall then be the acting Recorder of Deeds of said County is hereby appointed to be second successor in this
trust. And when all the aforesaid covenants and agreements are performed, the grantee or his successor in trust, shall release said premises to the party entitled; on receiving his
reasonable charges.

Witness the hand and seal of the grantor this 16th day of January A. D. 19 85

Raymond Jackson (SEAL)
Costella Jackson (SEAL)

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State of Illinois }
County of Cook } 155.

I, _____
a Notary Public in and for said County, in the State aforesaid, Do hereby Certify that RAYMOND JACKSON and
COSTELLA JACKSON, his wife

_____ subscribed to the foregoing
personally known to me to be the same person whose name is _____
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 16th
day of January A. D. 19 85

[Signature]
Notary Public.

Property of Cook County Clerk's Office

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Box No. 246

SECOND MORTGAGE

Trust Deed

RAYMOND JACKSON and
COSTELLA JACKSON, his wife
TO
JOSEPH DEZONNA, Trustee

THIS INSTRUMENT WAS PREPARED BY:

Robert E. Nowicki
Northwest National Bank
3985 N. Milwaukee Avenue
Chicago, Illinois 60641

27115473

END OF RECORDED DOCUMENT