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TRUST DEED
SECOND MORTGAGE FORM (Illinois)

FORM No. 2202
September, 1979 27 484 327 *MB*

GEORGE E. COLE
LEGAL FORMS

THIS INDENTURE, WITNESSETH, That NATHAN J. DRUCKER AND SANDRA J. DRUCKER, his wife
(hereinafter called the Grantor)S of 3500 Treaty Lane, Hoffman Estates, Illinois 60195
(No. and Street) (City) (\$35,822.40) (State)
for and in consideration of the sum of Thirty-Five Thousand Eight Hundred Twenty-Two & 40/100 Dollars
in hand paid CONVEY AND WARRANT to MOUNT PROSPECT STATE BANK, a corporation of Illinois
of 111 East Busse Avenue, Mount Prospect, Illinois 60056 Trustee
(No. and Street) (City) (State)
and to his successors in trust hereinafter named, for the purpose of securing performance of the covenants and agreements herein, the fol-
lowing described real estate, with the improvements thereon, including all heating, air-conditioning, gas and plumbing apparatus and fixtures,
and everything appurtenant thereto, together with all rents, issues and profits of said premises, situated in the Village
of Hoffman Estates County of Cook and State of Illinois, to-wit: Lot 17 in Block 22
in Winston Knolls Unit 3, being a subdivision of parts of Sections 19, 20, 29 and
30, all in Township 42 North, Range 10, East of the Third Principal Meridian in
Cook County, Illinois.
PROPERTY ADDRESS: 3500 Treaty Lane, Hoffman Estates, Illinois 60195
INDEX NO. (2-29-305-011-0000)

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It is provided and agreed that the mortgagee or holder of said note may collect a
"late charge" not to exceed five cents (5c) for each dollar (\$1) for each payment
more than ten (10) days in arrears to cover the extra expense involved in handling
delinquent payments.

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 S NATHAN J. DRUCKER AND SANDRA J. DRUCKER, his wife
justly indebted upon One Installment Note ~~XXXXXXXXXXXXXXXXXXXX~~ bearing even date herewith, payable
to the MOUNT PROSPECT STATE BANK in the principal sum of Thirty-Five Thousand Eight
Hundred Twenty-Two & 40/100 (\$35,822.40) Dollars, the said principal and interest to
be paid in monthly installments of Two Hundred Ninety-Eight & 52/100 (\$298.52) Dollars
on the 5th day of May A. D., 1985, and Two Hundred Ninety-Eight & 52/100 (\$298.52)
Dollars on the 5th day of each and every month thereafter until said note is paid
and except that the final payment of principal and interest, if not paid sooner, shall
become due on the 5th day of April A. D., 1995, with interest after maturity until
paid at the rate of 12.25 per centum per annum.

THE GRANTOR covenants and agrees as follows: (1) To pay said indebtedness, and the interest thereon, as herein and in said note or
notes provided, or according to any agreement extending time of payment; (2) to pay when due 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 when on said premises shall not be
committed or suffered; (5) to keep all buildings, now or at any time on said premises, in good repair; (6) that when on said premises shall not be
herein, who is hereby authorized to place such insurance in companies acceptable to the holder of the first mortgage indebtedness, with
loss clause attached payable first, to the first Trustee or Mortgagee, and secondarily to the Trustee herein as their interest may appear, which
policies shall be left and remain with the said Mortgagee or Trustee until the indebtedness is fully paid; (6) to pay 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 of the prior incumbrances or the interest thereon when due, the
grantee 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 agrees to repay immediately without demand, and the same with interest thereon from the date of payment at eight per cent
per annum shall be so much additional indebtedness secured hereby.
IN THE EVENT of a breach of any of the aforesaid covenants and agreements the whole or 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 eight 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 plaintiff in connection with the fore-
closure hereof—including reasonable attorney's fees, outlays for documentary evidence, stenographer's charges, cost of procuring or com-
pleting abstract showing the whole title of said premises embracing foreclosure decree—shall be paid by the Grantor; and the like
expenses and disbursements, occasioned by any suit proceeding wherein the grantee or any holder of any part of said indebtedness, 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 release hereof given, until all such expenses and disbursements, and
the costs of suit, including attorney's fees, have been paid. The Grantor for the Grantor and for the heirs, executors, administrators and
assigns of the Grantor waives all right to the possession of, and income from, said premises pending such foreclosure proceedings, and
agrees that upon the filing of an affidavit to foreclose this Trust Deed, the court in which such complaint is filed, may at once and with-
out notice to the Grantor, or to any party claiming under the Grantor, appoint a receiver to take possession or charge of said premises
with power to collect the rents, issues and profits of the said premises.

The name of a record where it is: NATHAN J. DRUCKER AND SANDRA J. DRUCKER, his wife
Cook County of the grantee, or of his resignation,
IN THE EVENT of the death or removal from said CHICAGO TITLE & TRUST COMPANY of said County is hereby appointed to be
refusal or failure to perform, CHICAGO TITLE & TRUST COMPANY of said County is hereby appointed to 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 GrantorS this 19th day of March 19 85

Trust Deed has been identified herewith
under Identification No. 2856
MOUNT PROSPECT STATE BANK,
a corporation of Illinois, Trustee
BY: Beter S. Whalter Trust Officer
Nathan J. Drucker (SEAL)
Sandra J. Drucker (SEAL)

This instrument was prepared by MOUNT PROSPECT STATE BANK, 111 E. Busse Ave., Mt. Prospect, Ill.
(NAME AND ADDRESS) 60056
BY: Gilbert F. Kleist, Asst. Vice President

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STATE OF Illinois) MAR 22 PM 1:54 27484327
COUNTY OF Cook)

I, Wanda M. Meessmann a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that NATHAN J. DRUCKER AND SANDRA J. DRUCKER, his wife personally known to me to be the same person s whose name s are 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 19th day of March 1985

(Impress Seal Here)

Wanda M. Meessmann
Notary Public

Commission Expires 7-15-85

BOX No. 15

SECOND MORTGAGE
Trust Deed

NATHAN J. DRUCKER AND SANDRA J.

DRUCKER, his wife-----

TO

MOUNT PROSPECT STATE BANK, a

corporation of Illinois, Trustee---

PROPERTY ADDRESS:

3500 Treaty Lane
Hoffman Estates, Illinois
60195

PLEASE RETURN RECORDED DOCUMENT TO:

BOX 15-Recorder's Box
MOUNT PROSPECT STATE BANK
111 East Busse Avenue
Mt. Prospect, Illinois 60056
ATTN: Mrs. W. Meessmann
Inst. Ln. Dept.

GEORGE E. COLE
LEGAL FORMS

27 484 327

END OF RECORDED DOCUMENT