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TRUST DEED—SECOND MORTGAGE FORM (ILLINOIS)

27249011

46-39708

This Indenture, WITNESSETH, That the Grantor JAMES JONES AND WIFE
LOLEA (JOINT TENANTS)

of the CITY of CHICAGO County of COOK and State of ILLINOIS
 for and in consideration of the sum of ONE THOUSAND TWO HUNDRED SIXTY TWO \$1,262.00 Dollars
 in hand paid, CONVEY AND WARRANT to GERALD E. SIKORA, 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 fol-
 lowing 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 246 AND 247 IN ALBERTON'S ENGLEWOOD ADDITION IN
THE SOUTHWEST 1/4 OF SECTION 19, TOWNSHIP 38 NORTH, RANGE
14, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY,
ILLINOIS.

27249011

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 JAMES JONES AND WIFE LOLEA (JOINT TENANTS)
 justly indebted upon one principal promissory note, bearing even date herewith, payable
LAKE VIEW TRUST SAVINGS BANK

payable in 18 successive monthly instalments each of 20.12 due MONTHLY
 on the note commencing on the 20 day of OCTOBER 1964, and on the same date of
 each month thereafter, until paid, with interest after maturity at the highest
 lawful rate.

THIS IS A JUNIOR MORTGAGE

THE GRANTOR covenants and agrees as follows: (1) To pay said indebtedness, and the interest thereon, as herein and in said notes 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 first, to the first Trustee or Mortgagee, and,
 second, to the Trustee herein as their interests may appear, which policies shall be left and remain with the said Mortgagees or Trustees 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 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
 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; and the like expenses and disbursements, occasioned by any suit or 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 a release
 hereof given, until all such expenses and disbursements, and the costs of suit, including solicitor's fees have been paid. The grantor, for said grantor, and for the heirs, executors,
 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 F. Bussey 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 26 day of JUNE A. D. 1964

James Jones
Lolea Jones

(SEAL)

(SEAL)

(SEAL)

(SEAL)

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State of Illinois }
County of Cook } 55.

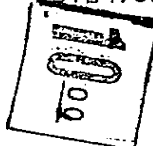
I, Carol McQueen
a Notary Public in and for said County, in the State aforesaid, Do hereby Certify that
James Jones & Yolanda Jones (his wife)
personally known to me to be the same person whose name ARK subscribed to the foregoing
instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument
as his 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 26
day of May A. D. 19 84. Carol McQueen
Notary Public

27249011

EP-11-84 951430

27249011 A - REC

10.00



11 SEP 84 1:55

Box No. 146

SECOND MORTGAGE

Trust deed

TO

GERALD E. SIKORA, Trustee

THIS INSTRUMENT WAS PREPARED BY:

Correct General Conventions

LAKE VIEW TRUST AND SAVINGS BANK
3201 N. ASHLAND AVE., CHICAGO, IL 60657
312/525-2180

END OF RECORDED DOCUMENT