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Julian Graulau and Candelaria Graulau  (5) N. Central Pk  Chicago, Illianois  (17) (SIATE)  (17) (SIATE)  (18) (SI	Julian Graniau and Candelaria Graniau  (5) 2. N. Central Pk	· · · · · · · · · · · · · · · · · · ·			2775H70	))) u A Par	10 (
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State of Illinois, Country of COOK I, the undersigned, a Notary Public in and for said Country in the State aforesaid, DO HEREBY CERTIFY that JULIAN GRAULAU AND CANDELARIA GRAULAU.  IMPRESS SEAL personally known to me to be the same person 2 whose name 3 ARC subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that Incq. signed, scaled and delivered the said instrument as TAREB 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 official seal, this 13TN day of October 19 BH Commission expires 19 BH Notary Public Notary Publ	State of Illinois, County of COOK II, the undersigned, a Notary Public in and for said County in the State aforesaid, DO HEREBY CERTIFY that JULIAN GRAVLAU AND CANDELARIA GRAVLAU.  MPRESS SEAL personally known to me to be the same person's whose name SARC subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that They signed, scaled and delivered the said instrument as THERE 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 official seal, this 137N day of COTOBER 19 BH.  Commission expires 19 BH. IN ERUDZINSKI 9999 IN RESEVENT RD. WESTANDSTEE, THE GOLDS  (NAME AND ADDRESS)  CHANG AND ADDRESS OF STATE (STATE)  (STATE)  (STATE)  (SPECIDE)	TYPE NAME(S)					
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IMPRESS SEAL  Appeared before me this day in person, and acknowledged that \( \frac{1}{2} \) signed, sealed and delivered to the foregoing instrument, appeared before me this day in person, and acknowledged that \( \frac{1}{2} \) signed, sealed and delivered the said instrument as \( \frac{1}{2} \) right of homestead.  Given under my hand and official seal, this \( \frac{1}{2} \) 19 \( \frac{2}{3} \) 10 \	MPRESS SEAL  Appeared before me this day in person, and acknowledged that	State of Illinois, Coun		CERTIFY that Tul 10		a Notary Public in and for said	County
SEAL personally known in the time same person. Whose hand the substitution is person, and exhausted that Integral substitution is substitution and person and exhausted tree 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 official sealt, this ISTN day of October Rundley Foreign and waiver of the right of homestead.  Given under my hand and official sealt, this ISTN day of October Rundley Foreign and waiver of the right of homestead.  The substitution of the rice 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 official sealt, this ISTN day of October Rundley Rundl	SEAL personant knows to me to the the same persons.  HERE appeared before me this day in person, and acknowledged thatLheq signed, scaled and delivered the said instrument as	II. EDDCCC					
THEIR tree 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 official seal, this 23TN day of Cotoser 19 84  Commission expires 8-12 19 8B Foundarie Luck quarke Notary Public This instrument was prepared by PAULINE RUDZINSKI - 99.09 IN RESERVENT RD. WESTANGSTEE, TALL 60 H3  Mail this instrument to Commercial National State 19 800 Ni National Stat	The Interior of the Interior o	SEAL					
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OR BYCORDER'S OFFICE BOX NO.	OR RECORDERS OFFICE BOX NO.	Mail this instrument	" Commercial	MCT.T. TONESSES	K. 1280	O Ni Brest	CCD
OR RECORDER'S OFFICE BOX NO.	OR RECORDER'S OFFICE BOX NO		Cyr20 (CILA)		(STATE)	0692	IP CODE)
		OR RECORDER'S	OFFICE BOX NO.			7 134	ðs.

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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:

- I. 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 mechanics (1) for times, the property of the premises and the use thereof; (3) make no material alterations in said premises of the premises of the
- 2. 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 may in full the indebtedness occurred hereby, all in companies satisfactly to the holders of the note, under insurance is payable, in case of loss or damage, to Trustee for the henefit of the holders of the note, such rights to be evidenced by the standard mort-cage clause to be attached to each policy, and shall deliver all policies, including additional anerwal policies, to holders of the note, and in the standard mort-cape clause to be attached to each policy, and shall deliver all policies, including additional anerwal policies, to holders of the note, and in the standard mort-cape clause the standard mort-cape clause to be attached to each policy, and shall deliver all policies, including additional anerwal policies to the note, and in the standard mort-cape clause the standard mort-cape clause to be attached to each policy, and shall deliver all policies, including additional anerwal policies, to holders of the note, and in the standard mort-cape clause the standa
- In case of default therein, Trustee or the holders of the note may, but need not, make any payment or perform any act hereinbefore required of Mortgagors in any form and manner deemed expedient, and may, but need not, make full or partial payments of principal or interest on prior actual brances, if any, and purchase, discharge, compromise or settle any tax lien or other prior lien or title or claim thereof, or redeem from my tiles and the prior actual brances, if any, and purchase, discharge, compromise or settle any tax lien or other prior lien or title or claim thereof, or redeem from my tiles or the prior actual or incurred in connection therewith, including reasonable attorneys fees, and any other moneys advanced by Trustee or the holders of an it to protect the mortgaged premises and the lien hereof, plus reasonable companion to Trustee for each matter concerning which a note bein unforted may be taken, shall be so much additional indebtedness secured hereby and shall become immediately due and payable without tiles with interest thereon at the rate of nine per cent perannum. Inaction of Trustee or holders of the note shall never be considered as a waiver of any right actually to them on account of any default hereunder on the part of Mortgagors.
- 5. The Trustee of the olders of the note hereby secured making any payment hereby authorized relating to taxes or assessments, may do according to any bill, rate tent or estimate procured from the appropriate public office without inquiry into the accuracy of such bill, statett or estimate or into the validity of any tax, assessment, sale, forfeiture, tax lien or title or claim thereof.
- 6. Mortgagors shall receive the first period of indebtedness herein mentioned, both principal and interest, when due according to the terms hereof. At the election of the holders of the ricipal note, and without notice to Mortgagors, all unput indebtedness secured by this Trust Deed shall, notwithstanding anything in the pricipal 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 class, so accur and continue for three days in the performance of any other agreement of the Mortgagors herein contained.
- herein contained.

  7. When the indebtedness hereby secure sna, 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 it 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 expenditues and or-enses which may be paid or incurred by or on behalf of Trustee or holders of the note for altorneys' fees, Trustee's fees, appraiser's fees, outh s for documentary and expert evidence, stenographers' charges, publication costs and costs (which may be estimated as to items to be expended lafe entry of the decree o) of procuring all the listing as the reasonably necessary either to prosecute such suit or o evi entry to hidders at any sale which may be had pursuant to such decree the true condition of the title to or the value of the premises. In add item all expenditures and expenses of the nature in this paragraph mentioned shall be come so much additional inhebetedness secured hereby and immediate the paid or incurred by Trustee or holders of the note in connection with 3) any action, suit or proceeding, including but not limited to probate and bankruptey proceedings, to which either of them shall be a party, either as pla utilit, clar—to defendant, by reason of this Trust Deed or any indebtedness secured or (b) preparations for the defense of any threatened suit or in occeding which might affect the premises or the security hereof, whether or not actually commenced.

  8. The proceeding of the procedure and procedure and the procedure of the security hereof, whether or not actually commenced.
- 8. The proceeds of any foreclosure sale of the premises shall be distrifuted and applied in the following order of priority: First, on account of all costs and expenses incident to the foreclosure proceedings, including a such items as are mentioned in the preceding paragraph hereof; second, all other items which under the terms hereof constitute secured indebteoness, additional to that evidenced by the note hereby secured, with interest thereon as herein provided; third, all principal and interest remaining unitarity, auch, any overplus to Mortgagors, their heirs, legal representatives or assigns as their rights may appear.
- 9. Upon or at any time after the filing of a complaint to foreclose this Trust Decd, the Co (in which such complaint is filed may appoint a receiver of said premises. Such appointment may be made either before or after sale, with at saide, without regard to the solvency or insolvency of Mortgagors at the time of application for such receiver and without regard to the then vine is 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, use, eceiver shall have power to collect the rents, issues and profits of said premises during the pendency of such foreclosure suit and, in case is a sale and a deficiency, during the full statutory period for redemption, whether there be redemption of not, as well as during any further times he meet sary or are usual in such cases for the protection, possession, control, management and operation of the premises during the whole of sail periods. 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 Tourt 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 Tourt from time to time may authorize that the professioning this Trust Deed, or any tax, special assessment or other lien which may be or become suffers to the lien hereof or of such decree foreclosing this Trust Deed, or any tax, special assessment on which may be or become suffers to the lien hereof or of such decree, provided such application is made prior to foreclosure saic; (2) the deficiency in case of a sale and seff, and is
- 10. No action for the enforcement of the lien of this Trust Deed or of any provision hereof shall be subject to are 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 ce ss threeto shall be permitted for that purpose.
- 12. Trustee has no duty to examine the title, location, existence, or condition of the premises, nor shall Trustee be only sted to record this Trust Deed or to exercise any power herein given unless expressly obligated by the terms hereof, nor be liable for a voor omissions hereunder, except in case of his own grows negligence or misconduct or that of the agents or employees of Trustee, and he may require in the satisfactory to him before exercising any power herein given.
- 3. Trustee shall release this Trust Deed and the lien thereof by proper instrument upon presentation of satisfactory evidence that be in debtedness secured by this Trust Deed has been fully paid; and Trustee may execute and deliver a release hereof to and at the requirement of the property of the prop
  - 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 Mortgagors, and the word "Mortgagors" when used herein shall include all such persons and all persons at any time liable for the payment of the indebtedness or any part thereof, whether or not such persons shall have executed the principal note, or this Trust Deed. The Installment Note meeting I dentification No. \_\_408732\_\_\_\_\_

IMPORTANT

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.

END OF RECORDED DOCUMENT