UNOFFICIAL CO

Date 8-29-85

TRUST DEED | 9 4 35194360

THIS INDENTURE WITNESSETH. That the undersigned as Granton(s) of the City of Chicago Height's County of and State of 111 ino is for and in consideration of a loan in the sum of \$10,352.73 evidenced by a promissory note of even date herewith or any renewals or extensions thereof, convey and warrant to First National Bank in Chicago Heights, 100 First National Plaza, Chicago Heights, Illinois 60411, as Trustee, the following described Real Estate, with all improvements thereon, situated in the County of Cook in the State of Illinois

Lot 84 in Normandy Villa Second Addition, a subdivision of part of the West 1/2 of the Southeast 1/4 and part of the Southwest 1/4 of section 8, Township 35 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois.

Permanent Real Estate Index Number 32-08-416-017

commonly known as 135 North Pamela Drive, Chicago Heights, IL

free from all rights and benefits under and by virtue of the homestead exemption laws. Grantor(s) hereby releases and waives all rights under and by virtue of the homestead exemption laws of this State.

TOGETHER with all improvements, tenements, easements, fixtures and appurtenances thereto belonging, and all rents, is uses and profits thereof for so long and during all such times as Grantor(s) may be entitled thereto (which are pledged primarily and on, parity with said real estate and not secondarily) and all apparatus, equipment or articles now or hereafter therein or thereon used to supply heat, gas, air conditioning, water, light, power, refrigeration (whether single units or centrally controlled), and ventilater, including (without restricting the foregoing), screens, window shades, storm doors and windows, floor coverings, awnings, stoves and water heaters. All of the foregoing are declared to be part of said real estate whether physically attached thereto or not, and it is a great hat all similar apparatus, equipment or articles hereafter placed in the premises by the Grantor(s) or their successors or assign shall be considered as constituting part of the real estate.

GRANTOP(5) AGREE to pay all taxes and assessments upon said property when due, to keep the buildings thereon insured to their full insurable value, to pay all prior encumbraces and the interest thereon and to keep the property tenantable and ingood repair and free of liets. In the event of failure of Granton(s) to comply with any of the above covenants, then Trustee is authorized at its option to attend to the same and pay the bills therefor, which shall with 9% interest thereon, become due immediately, without demand. O I default in any payments due in accordance with the note secured hereby or any renewals of extensions thereof, or in the event of a hearth of any covenant herein contained. Trustee may declare the whole indebtedness due together with interest thereon from the time of such default or breach, and may proceed to recover such indebtedness by foreclosure thereof, or by suit at law, or both, as if all of aid indebtedness had then matured by express terms.

AS FURTHER SECURITY Grant (18) in coly assign, transfer and set over to Trustee all the rents, issues and profits of said premises, from and after this date, and authorize him to sup for, collect and receipt for the same, to serve all necessary notices and demands, to bring forcible proceedings to recover pt session thereof, to recent the said premises as he may deem proper and to apply the money so arising to the payment of this indebtations or any renewals or extensions thereof, or to any advancements made as aforesaid, and it chall not be the duty of Trustee to inquire into the validity of any such taxes, assessments, liens, encumbrances, interest or advancements.

This instrument is given to secure the payment of a primitsory note dated. August 29, 1985

in the principal sum of \$ 10,352.73 signed by Michael Duckett and Kathryn Duckett in behalf of themselves

Upon, or at any time after the filing of a bill to foreclose this trust deed, the court in which such bill is filed may appoint a receiver of said premises. Such appointment may be made either before or after suit, vithout notice, without regard to the solvency or insolvency of Grantor(s) at the time of application for such receiver and without regard to the value of the premises or whether the same shall be then occupied as a homestead or not and the Trustee hereunder vialy be appointed as such receiver. Such receiver shall have power to collect the rents, issues and profits of said premises during the period such foreclosure said and, in case of shale and a deficiency, during the full statutory period of redemption, whether there by redemption or not, as well as during any further times when Grantor(s), except for the intervention of such receiver, would be entitle it violect such rents, issues and profits, and all other powers which may be necessary or are usual in such cases for the protection, possestion, control, management and operation of the premises during the whole of said period. The Court from time to time may author te the receiver to apply the net income in his hands in payment in whole or in part of: (1) The indebtedness secured hereby, or any register or extensions thereof, or by any decree foreclosing this trust deed, or any tax, special assessment or other lien which may be or income of a sale and deficiency.

IN WITNESS WHEREOF, the Granton(s) has executed this instrument and the Trustee has accepted delively of this instrument this 29th may of August 1985

Executed and Delivered in the Presence of the following witnesses:

State of Illinois County of Cook

I Lorraine Reynolds a Notary Public in and for said county and state, do hereby certify that Michael E. Duckett & Kathryn E. Duckett personally known to me to be the same person(s) whose stame(s) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that hey signed and delivered the said instrument as theirfree and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this

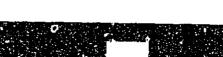
29th day of Augus. . . 19 8

My Commission expires:
This instrument was prepared by: Mary S. Flores

100 First National Plaza, Chicago Heights, IL. 60411

Notary Public







UNOFFICIAL COPY

FIRST NATIONAL BANK
IN CHICAGO HEIGHTS, as inumers

Trust Deed

-85-19436

18 SEP 85 11: 35

SEP-18-65 35450 - 85194360 - A -- Fee

11.00