

This Indenture, WITNESSETH That the Grantor Francisco Campos & Mary Kelly Campos Married to Each Other

of the City of Chicago County of Cook and State of Illinois for and in consideration of the sum of \$1866.24 (ONE THOUSAND EIGHT HUNDRED SIXTY SIX AND 24/100) Dollars in hand paid, CONVEY AND WARRANT to DENNIS S. KANARA 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 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:

LOT 4 IN W. E. DODGETTS SUBDIVISION OF BLOCK 4 IN THE CAMPUS TRUSTEES SUBDIVISION OF SECT 7 TOWNSHIP 39 NORTH RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY ILLINOIS

Commonly known as 1809 W. Huron 17-02-209-050

872278950

Hereby releasing and waiving all rights under and in 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 FRANCISCO CAMPOS & MARY KELLY CAMPOS justly indebted upon one note in installment contract bearing even date herewith, providing for 48 installments of principal and interest in the amount of \$163.88 each until paid in full, payable to

Budd Builders Assigned to Interview Bank

THE GRANTORS covenant and agree 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. To keep all buildings now or at any time on said premises insured in companies to be selected by the trustee 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 second, to the Trustee herein as their interests may appear, which policies shall be left and remain with the said Mortgagee or Trustee until the indebtedness is fully paid; 4. To pay all prior encumbrances, and the interest thereon, at the time or times when the same shall become due and payable; 5. In the event of failure so to insure, or pay taxes or assessments, or the prior encumbrances or the interest thereon, when due, the trustee 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 any all prior encumbrances 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; 6. In the event of a breach of any of the aforesaid covenants or agreements for a time of said indebtedness, including principal and all accrued 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 to express terms; 7. It is Agreed by the grantor that all expenses and disbursements paid or incurred in behalf of complainant in connection with the foreclosure proceedings, including reasonable solicitors fees, outlays for documentary evidence, stenographer's charges, cost of procuring or publishing abstract showing the whole title of said premises, including foreclosure decree shall be paid by the grantor, and the like expenses and disbursements, occasioned by any suit or proceeding wherein the grantor or any holder of any part of said indebtedness, or any such, may be a party, shall also be paid by the grantor; 8. All such expenses and disbursements shall be an additional lien upon said premises, shall be paid as costs and included in any decree that may be rendered in such foreclosure proceedings, which proceeding, whether decree of sale or otherwise, 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 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;

In the Event of the death, removal or absence from said Cook County of the grantor, 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 and first successor (fail or refuse to act, the person who shall then be the sitting 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 grantor or his successors in trust, shall release said premises to the party entitled, on receiving his reasonable charges.

Witness the hand and seal of the grantor this 9th day of March A. D. 19 27

+ Francisco Campos (SEAL)
+ Mary Kelly Campos (SEAL)

UNOFFICIAL COPY

Box No. 142

# Trust Book

Francisco Campos & Mary Kelly Campos

1809 W. Huron Chicago Ill. 60622

TO DENNIS S. KANARA, Trustee

*Mary Kelly Campos*  
3301 N. Ashland Ave.  
Chicago, Ill. 60657

THIS INSTRUMENT WAS PREPARED BY:

*Richard Binkley*  
4120 W. Riverside  
Chicago Ill 60639

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

056822-48-

Property of Cook County Clerk's Office

DEPT. OF RECORDING \$12.00  
18444 TRM 1815 05/22/87 15:29:00  
NOTARY S.D. \*-07-278950  
COOK COUNTY RECORDER

OFFICIAL SEAL  
HILBERT KRITCH  
NOTARY PUBLIC, STATE OF ILLINOIS  
MY COMMISSION EXPIRES 2/26/91

I, *Hilbert Kritch*  
a Notary Public in and for said County, in the State aforesaid, do hereby certify that *Francisco Campos & Mary Kelly Campos* (Co-owners of the above)  
personally known to me to be the same persons, whose names *RAE*  
instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument  
as free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead  
GK  
Given under my hand and Notarial Seal, this *March* day of *1987*  
*Hilbert Kritch*  
Notary Public

State of Illinois }  
County of Cook }  
55.