

This Indenture,

WITNESSETH, That the Grantor

Georgia Johnson

of the *City of Chicago* County of *Cook* and State of *Illinois*
for and in consideration of the sum of *SIX THOUSAND SIX HUNDRED TWENTY-TWO* dollars
in hand paid, CONVEY. AND WARRANT to *Chicago Lumber*

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:

*The West 12 1/2 feet of Lot 110 & all of Lot 111 IN
MANDELL'S SUBDIVISION OF LOTS 14 to 19 both inclusive
in SCHOOL TRUSTEE'S SUBDIVISION OF SECTION 16, TOWNSHIP
39 North, Range 13, EAST OF THE THIRD PRINCIPAL
Meridian in Cook County, ILLINOIS*

Commonly known as: 4916 W. Harrison

PIN # 16-16-331-048

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 *Georgia Johnson*

justly indebted upon *one* retail first installment contract bearing even date herewith, providing for *1* installments of principal and interest in the amount of \$ *4,722.00* each until paid in full, payable to *Chicago Lumber and Construction Co. Inc.*

88180861

THE GRANTOR... covenant... and agree... as follows: (1) To pay said indebtedness, and the interest thereon 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 on the 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 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 authorized to place such insurance in companies acceptable to the holder of the first mortgage indebtedness, with loss clause attached; (6) to the 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; (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... 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.

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... 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 *8* day of *March* A. D. 19*88*

Y. Healy (SEAL)
S. J. ... (SEAL)
... (SEAL)
... (SEAL)

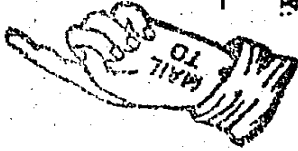
UNOFFICIAL COPY

Box No.

Trust Book

THIS INSTRUMENT WAS PREPARED BY:

To Chicago Lumber & Lumber
2344 N Cicero
Chicago, Ill 60639

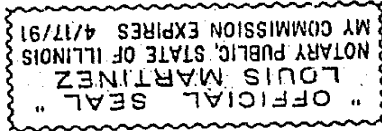


MAIL

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DEPT-01
TRAN 6725 04/29/88 12:27:00
14066 + C * -88-120861
COOK COUNTY RECORDER
\$12.25

Property of Cook County Clerk's Office



[Handwritten Signature]

day of March, A. D. 1988.

Given under my hand and Notarial Seal, this

personally known to me to be the same person, whose name is _____, signed, sealed and delivered the said instrument subscribed to the foregoing _____ as free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

I, *Louis Martinez*, a Notary Public in and for said County, in the State aforesaid, do hereby certify that *Georgia Johnson*

State of Illinois }
County of Cook }

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