

This Indenture, WITNESSETH, That the Grantor CLEVELAND BANKIN, LEOLA BANKIN, HIS WIFE

of the CITY of CHICAGO, County of Cook, and State of ILLINOIS for and in consideration of the sum of THREE THOUSAND NO. DOLLARS

in hand paid, CONVEY AND WARRANT to THOMAS J. MICHELSON, 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 32 IN 55TH STREET BOULEVARD ADDITION IN THE NORTH WEST 1/4 SECTION 17, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS

Comments of Town No. 1339 N. GARFIELD 31264492 P.M. 20-17-1991-009-0000 91264192

Hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Illinois. Is This, nevertheless, for the purpose of securing performance of the covenants and agreements herein.

Whereas, The Grantor's CLEVELAND, LEOLA BANKIN, His WIFE justly indebted upon ONE retail installment contract bearing even date herewith, providing for 60 installments of principal and interest in the amount of \$ 70.14 each until paid in full, payable to SHERID BUILDERS ASSIGNED TO LA SALLE BANK HAWAII

DEPT-01 147777 TRIM 0031 03/03/91 15:37:00 27690 2 11-57482 31264492 COOK COUNTY RECORDER

The Grantor 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) 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 on 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 grantor 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, (6) to pay all prior incumbrances, and the interest thereon, at the time or times when the same shall become due and payable (7) in the event of failure to insure, or pay taxes or assessments, or the prior incumbrances or the interest thereon when due, the grantor or the holder of said indebtedness, may procure such insurance, or pay such taxes or assessments, or discharge or purchase any 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 (8) 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 (9) It is Agreed by the grantor that all expenses and disbursements paid or incurred in behalf of complainant in connection with the foreclosure thereof including reasonable solicitor fees, outlays for documentary evidence, stenographer's charges, cost of procuring or completing abstract showing the whole title of said premises, abstracting 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, 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 proceedings, whether decree of sale shall have been entered or not, shall not be deemed, 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, wife or her heirs, executors, administrators and assigns of said grantor, waives all right to the possession of, and income from, said premises pending such foreclosure proceedings, and agrees 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 witness whereof, the said Grantor, ROBERT W. WILSHE, Cook County of the grantee, or of his refusal or failure to act, then any case, and first successor fail or refuse to act, then the holder of the note is hereby empowered to appoint a new successor in trust through a resolution of the board. And when all the aforesaid covenants and agreements are performed, the grantor 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 20th day of April, A. D. 1991 Cleveland Bankin (SEAL) Leola Bankin (SEAL)

Handwritten signature/initials

UNOFFICIAL COPY

Box No. 146

Trust Deed

CLEVELAND BANKING STAMP

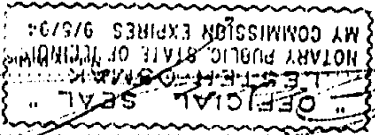
THOMAS J. MICHELSON, Trustee

TO
KARLA B. BLODS
3701 W. BROADWAY
CHICAGO, ILL. 60657

THIS INSTRUMENT WAS PREPARED BY:
SOLID BLODS
4513 N. ELSTON
LaSalle Bank Lake View

Property of Cook County Clerk's Office

91264492



I, Lois Oselle
County of Cook State of Illinois
a Notary Public in and for said County, in the State aforesaid, do hereby certify that CLEVELAND
personally known to me to be the same person and whose names are
instrument, appeared before me this day in person, and acknowledged that they had signed, sealed and delivered the said instrument
as attest 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 9th day of April, A. D. 1991