

STATE OF INDIANA) SS:
COUNTY OF LAKE 636352
TRUST DEED AND NOTE

NO. 2604 1/2

GEO E COLE & CO CHICAGO
LEGAL BLANK 8

THIS INDENTURE WITNESSETH, That the undersigned as grantors, of Hammond, County of Lake
and State of Indiana for and in consideration of the sum of One Dollar and other good and valuable considerations, in hand paid,
convey and warrant to Matthew J. & Marjorie A. Waskelo, Colomet City
County of Cook and State of Illinois the following described Real Estate, with all improve-
ments thereon, situated in the County of Lake in the State of Indiana to wit:

LOT 43 & 44 South 1/2 of Lot 44 in Block 3
in V.H. Messenger's Subdivision, in the city
of Hammond, except plat thereof, recorded
in PLAT Book 2, p. 43 in the office of the
Recorder of Lake County, Ind

hereby releasing and waving all rights under and by virtue of the homestead exemption laws of the State of Indiana

GRANTORS 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 incumbrances and the interest thereon and to keep the property tenantable and in good repair and free of liens. In the event of failure of Grantors to comply with any of the above covenants, then grantee is authorized to attend to the same and pay the bills therefor, which shall with 16% interest thereon, become due immediately, without demand. On default in any payments hereunder, grantee may declare the whole indebtedness due and proceed accordingly.

AS FURTHER SECURITY grantors hereby assign, transfer and set over to grantee all the rents, issues and profits of said premises, from and after this date, and authorize him to sue for, collect and receipt for the same, to serve all necessary notices and demands, to bring forcible detainer proceedings to recover possession thereof, to re-rent the said premises as he may deem proper and to apply the money so arising to the payment of this indebtedness, or to any advancements made as aforesaid, and it shall not be the duty of grantee to inquire into the validity of any such taxes, assessments, liens, incumbrances, interest or advancements.

In trust, nevertheless, for the purpose of securing performance of the following obligation, to-wit:

2,000.00

Hammond, Ind 6-10-80

Two (2) years after date for value received I (we) promise to pay to the order of Matthew J. & Marjorie A. Waskelo the sum of Two thousand Dollars

at the office of the legal holder of this instrument with interest at 4% per cent. per annum after date hereof until paid.

And to secure the payment of said amount I (we) hereby authorize, irrevocably any attorney of any court of record in any County or State in the United States to appear for us in such court, in term time or vacation, at any time hereafter and confess a judgment without process in favor of the holder of this instrument for such amount as may appear to be unpaid thereon, together with costs, and Twenty-Five Dollars for attorney's fees, and to waive and release all errors which may intervene in any such proceedings, and consent to immediate execution of such judgment, hereby ratifying and confirming all that my (our) said attorney may do by virtue hereof. Payable 100% per month commencing 6-10-80

IN THE EVENT of the death, inability, removal or absence from said Hammond County of the Trustee, or of his

refusal or failure to act, then James A. Scott of said County, is hereby appointed to be the first successor in this trust; and if for any like cause first successor fail or refuse to act, the person who shall then be the acting Recorder of said County is hereby appointed to be second successor in this trust. And when all the aforesaid covenants and agreements are performed the trustee, or his successor in trust, shall release the premises to the party entitled thereto on receiving his reasonable charges.

Witness our hands and seals this 10th day of JUNE A. D. 1980

Subscribed and sworn to before me this

10th day of JUNE, 1980

Edward W. Springs

James A. Scott

JAMES A. SCOTT

My commission expires: 10-31-81 NOTARY PUBLIC

LAKE CO

this TP prepared by M. J. Waskelo
P.O. #60409
Colomet City, Ind

STATE OF INDIANA
LAKE COUNTY
RECORDED
JUL 11 11 15 AM '81
RECORDER