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DEED IN TRUST

9195/0003 10 001 Page 1 of 3
2000-01-14 15:28:41
Cook County Recorder 25.00

Quit Claim



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7848369 D1

THIS INDENTURED
WITNESSETH, That the

Grantor Howard O. Wolfe, as Independent Executor of the will of Maurice J. Bass, deceased, by virtue of letter of testamentary issued to Howard O. Wolfe by the Circuit Court of Cook County, County Department, Probate Division, Case No. 99P5081, Docket 64, Page 80, State of Illinois and in exercise of the ~~power of sale~~ power of sale granted to Howard O. Wolfe in and by said will in pursuance of ~~every other power and authority enabling~~

for and in consideration of One Hundred Fifty Thousand and 00/100—Dollars, The above space for Recorder's use only. and other good and

valuable consideration in hand paid, Conveys and Quit Claim s unto the Heritage Community Bank, an Illinois banking corporation qualified to do trust business under and by virtue of the laws of the State of Illinois whose address is as Trustee under the provision of a Trust Agreement dated the 9th day of December, 19 99, known as Trust No. 629, the following described real estate in the county of Cook and the state of Illinois to wit:

See Exhibit "A" attached hereto and hereby made a part hereof.

Permanent Real Estate Index Number(s): 25-22-301-013; 25-22-119-001; 25-22-119-002

THE REAL ESTATE IS SOLD AND CONVEYED IN AS IS CONDITION

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trust and purposes herein and in said trust agreement set forth.

Full power and authority is hereby granted to said trustee to improve, manage, protect and subdivide said premises or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof, and to resubdivide said property as often as desired to contract to sell to grant option to purchase, to sell on any terms to convey either with or without consideration, to convey said premises or any part thereof to a successor or successors in trust and to grant such successors in trust all of the title, estate, powers and authorities vested in said trustee, to donate, to dedicate, to mortgage, pledge or otherwise encumber said property, or any part thereof, to lease said property, or any part thereof, from time to time, in possession or reversion, by leases to commence in praesenti or futuro, and upon any terms and for any period or periods of time, not exceeding in the case of any single demise the term of 198 years and to renew or extend leases upon any terms and for any period or periods of time and to amend, change modify leases and the terms and provisions thereof at any time or times hereafter, to contract to make leases and to grant options to lease and option to renew leases and options to purchase the whole or any part of the reversion and to contract respecting the manner of fixing the amount of present or future rentals, to partition or to exchange said property, or any part thereof, for other real or personal property, to grant easements or charges of any kind to release, convey or assign any right, title or interest in or about or easement appurtenant to said premises or any part thereof, and to deal with said property and every part thereof in all other ways and for such other considerations as it would be lawful for any person owning the same to deal with the same, whether similar or to different from the ways above specified, at any time or times hereafter.

In no case shall any party dealing with said Trustee in relation to said premises, or to whom said premises or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said Trustee, be obliged to see to the application of any purchase money, rent or money borrowed or advanced on said premises, or be obliged to see

BOX 333-CTI

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the terms of this trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of said Trustee, or be obliged or privileged to inquire into any of the terms of said Trust agreement; and every deed, trust deed, mortgage, lease or other instrument executed by said Trustee in relation to said real estate shall be conclusive evidence in favor of every person relying upon or claiming under any such conveyance, lease or other instrument, (a) that at the time of the delivery thereof the trust created by this indenture and by said trust agreement was in full force and effect, (b) that such conveyance or other instrument was executed in accordance with the trusts, conditions and limitations contained in this indenture and in said trust agreement or in some amendment thereof and binding upon all beneficiaries thereunder, (c) that said Trustee was duly authorized and empowered to execute and deliver every deed, trust deed lease, mortgage or other instrument and (d) if the conveyance is made to a successor or successors in trust, that such successor or successors in trust have been properly appointed and are fully vested with all the titles, estate, rights, powers, authorities, duties and obligations of its, his or their predecessor in trust.

The interest of each and every beneficiary hereunder and of all persons claiming under them or any of them shall be only in earnings, avails and proceeds arising from the sale or other disposition of said real estate, and such interest is hereby declared to be personal property, and no beneficiary hereunder shall have any title or interest, legal or equitable, in or to said real estate as such, but only an interest in the earnings, avails and proceeds thereof as aforesaid.

If the title to any of the above lands is now or hereafter registered the Registrar of Titles is hereby directed not to register of note in the certificate of title or duplicate thereof, or memorial, the words "in trust" or "upon condition," or "with limitations," or words of similar import, in accordance with the statute in such case made and provided.

And the said grantor hereby expressly waives and releases and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

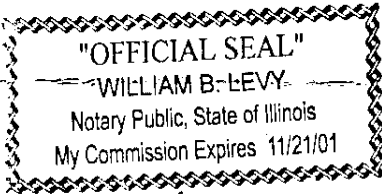
IN WITNESS WHEREOF, the grantor aforesaid has hereunto set his hand and seal this 13th day of January 2000

Howard O. Wolfe (Seal)
Howard O. Wolfe, as Independent Executor of the Estate of Maurice J. Bass, deceased (Seal)

State of
County of

I, William B. Levy, a Notary Public in and for said County, in the state aforesaid, do hereby certify that Howard O. Wolfe, Independent Executor of the Estate of Maurice J. Bass, deceased personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his free 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 13th day of January, 2000.

William B. Levy
Notary Public



1893800

After recording return to:
HERITAGE COMMUNITY BANK
LAND TRUST DEPARTMENT
183RD & HALSTED
GLENWOOD, IL 60425

11431-37 S. Michigan Avenue; 121 E. 115th St., Chicago, IL
For information only, insert street address of above property.

This document prepared by:
William B. Levy; Wolfe, Wolfe & Ryd
20 N. Wacker Dr., Suite 3550
Chicago, IL 60606

111-888 X08

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STREET ADDRESS: 121 E 175TH STREET
CITY: CHICAGO COUNTY: COOK
TAX NUMBER: 25-22-301-013-+000

LEGAL DESCRIPTION:

PARCEL 1:

LOT 5 IN THE SUBDIVISION OF LOT 5 IN SANTEFORD'S SUBDIVISION OF 5 ACRES IN THE NORTHEAST CORNER OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 22, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 9, 1872 AS DOCUMENT 67392, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

LOT 3 IN BLOCK 2 (EXCEPT THAT PART OF THE EAST 48.80 FEET THEREOF, LYING NORTH OF THE SOUTH FACE OF THE SOUTH WALL OF THE 2 STORY AND BASEMENT BRICK BUILDING KNOWN AS 11433-35 SOUTH MICHIGAN AVENUE) IN STANWOOD'S DIVISION OF THE SOUTH 1/4 OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 22, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.


PARCEL 3:

LOTS 1 AND 2 IN BLOCK 2 IN E. STANWOOD'S DIVISION OF THE SOUTH 1/4 OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 22, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 4:

THE EAST 48.80 FEET OF LOT 3, LYING NORTH OF THE SOUTH FACE OF THE SOUTH WALL OF THE 2 STORY AND BASEMENT BRICK BUILDING KNOWN AS 11433-35 SOUTH MICHIGAN AVENUE IN BLOCK 2 IN E. STANWOOD'S DIVISION OF THE SOUTH 1/4 OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 22, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COOK
CC. NO. 016
120788

 STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
P.B. 10776 JAN 14'00 DEPT. OF REVENUE 150.00

★ 086980
★ CITY OF CHICAGO
★ REAL ESTATE TRANSACTION TAX
★ DEPT. OF REVENUE JAN 14'00 P.B. 11187 562.50
★

147267

Cook County
REAL ESTATE TRANSACTION TAX
REVENUE STAMP JAN 14'00 P.B. 11424 75.00

★ 086981
★ CITY OF CHICAGO
★ REAL ESTATE TRANSACTION TAX
★ DEPT. OF REVENUE JAN 14'00 P.B. 11187 562.50
★

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