## DEED IN A STEEL COMPANY 55 001 Page 1 of

2003-01-16 07:26:18

Cook County Recorder

30.00

Ocument Number



The above space for recorders use only

· ·	
THIS INDENTURE WITNESSETH,	THAT THE GRANTOR, Royce Bernard Food Group, Inc.
an Illino's Corporatio	n
of the County of	and State of <u>Illinois</u> , for and in consideration of the
sum of Dollars (\$10.00 ) in ha	nd paid, and of other good and valuable considerations, receipt of which
is hereby duly acknowledged Co	onveys and Quit Claims/Warrants unto SOUTH HOLLAND TRUST &
SAVINGS BANK, an Illinois barn	king corporation, 16178 South Park Avenue, South Holland, Illinois,
as Trustee under the provisions	cf a certain Trust Agreement, dated the day of
October , 2002	, k jovn as Trust Number 12408 the following described real-
estate in the County of _COOK	and State of Illinois, to wit:
The West 1/2 of the So	buth 222 fest of the West 1/2 of the West 1/2 of the $^{\circ}$ ;
West 1/2 of the Northe	ast 1/4 of Section II, Township 36 North, Range 14
East of the third prin	cipal Meridian, South of the center line of Michigan
City Road, and Which W	vas recorded November 3, 1927 as Document 9830630, "

VILLAGE OF UILTON
WATER / REAL PROPERTY PLANSFER JAX
ADDRESS / 23-02 E IPIRED / -23-02

AMT. TYPE APT - Exempt. VILLAGE CLERK

Property Address:

1200 East Sibley, Dolton, IL 60419

Permanent Real Estate Index Number:

in Cook County, Illinois.

29-11-225-039-0000

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and for the uses and purposes herein and in the trust agreement set forth,

Full power and authority is hereby granted to said trustee to subdivide and resubdivide the real estate or any part thereof; to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof; to execute contracts to sell or exchange, or execute grants of options to purchase; to execute contracts to sell on any terms; to convey either with or without consideration; to convey the real estate or any part thereof to a successor or successors in trust and to grant to such successor or successors in trust all of the title, estate, powers and authorities vested in the trustee; to make deeds for or deeds conveying directly to a Trust Grantee; to donate, to dedicate, to mortgage, or otherwise encumber the real estate, or any part thereof; to execute leases of the real estate, or any part thereof, from time to time, in possession or reversion, by leases to commence in praesenti or future, and upon any terms and for any period or periods of time, and to execute renewals or extensions of leases upon any terms and for any period or periods of time and to execute amendments, changes or modifications of leases and the terms and provisions thereof at any time or times hereafter; to execute contracts to make leases and to execute options to lease and options to renew leases and options to purchase the whole

BOX 333-CTI

# 30073766

## UNOFFICIAL COPY

or any part of the reversion and to execute contracts respecting the manner of fixing the amount of present or future rentals; to execute grants of easements or charges of any kind; to release, convey or assign any right, title or interest in or about or easement appurtenant to the real estate or any part thereof; and to deal with the title to said real estate and every part thereof in all other ways and for such other considerations as it would be lawful for any person owning the title to the real estate to deal with it whether similar to or different from the ways above specified, and to inquire into any of the terms of the trust agreement; and every deed, trust deed, mortgage, lease or other instrument executed by the trustee in relation to the 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 herein and by the 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 herein and in the trust agreement or in any amendments thereof and binding upon all beneficiaries, (c) that said trustee was duly authorized and empowered to execute and deliver every such 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 title, estate, rights, powers, authorities, duties and obligations of its, his or their predecessor in trust.

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

And the said greator(s) hereby expressly waive(s) and release(s) any 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 WHENECF, the grantor(s) aforesaid have(has) her December 2002.	reunto set his (their) hand(s) and seal(s) this <u>18th</u> day of
December	Royce-Bernard Food Group, Inc
(SEAL) X	CO & SIMON (SEAL)
(STAL)	Royce H. Simpson, President (SEAL)
Attest: Royce H. Simpson, Secretary	
STATE OF ILLINOIS )	
) SS.	
COUNTY OF COOK )	),
Robert N. Lipschultz	17,
a Notary Public, in and for said County, in the State aforesaid, do he Royce H. Simpson	ereby certify that
personally known to me to be the same person(s) whose name(s) so	T/
day in person and acknowledged that he (they) signed, sealed and do	elivered the said instrument as his (their) free and voluntary act,
for the uses and purposes therein set forth, including the release an	d waiver of the right of homestear.
Given under my hand and Notary Seal, on this	of December , ZUS2 .
WA COMMISSION EXPIRES:06/18/06	110017011
WOTARY PUBLIC, STATE OF ILLINOIS	Notary Public
ROBERT N LIPSCHULTZ \$	Notally Public
OEEICIVE SEVE \$	MAIL SUBSEQUENT TAX BILLS TO:
	Royce H. Simpson
Robert N. Lipschultz	Noyee III Olimpson
2100 Sibley Blvd.	1400 Torrence Avenue
Calumet City, IL 60409	Calumet City, IL 60409
	COUNTY - ILLINOIS TRANSFER STAMPS
Mail Deed To:	EXEMPT UNDER PROVISIONS OF PARAGRAPH
SOUTH HOLLAND TRUST & SAVINGS BANK	(e) SECTION 4, REAL ESTATE
16178 South Park Avenue South Holland, Illinois 60473	TRANSFER ACT
TOTAL HIMIOTO OPTIO	DATE SUNTA

or Repre

## **UNOFFICIAL COPY**

### PLAT ACT AFFIDAVIT

STATE OF ILLINOIS ) SS:

)

COUNTY OF COOK

ROYCE H. SIMPSON, being duly sworn on oath, states that he resides at 10229 South Wood Street, Chicago, IL 60643. That the attached deed is not in violation of 765 ILCS 205/1 for one of the following reasons:

Said Act is not applicable as the grantors own no adjoining property to the premises described in said deed;

- OR -

the conveyance falls in one of the following exemptions as shown by Amended Act which became effective July 17, 1959.

- 2. The division of Jubdivision of the land into parcels or tracts of five acres or more in size which does not involve any new streets or easements of access.
- 3. The divisions of lots or blocks of less than one acre in any recorded subdivision which does not involve any new streets or easements of access.
- The sale or exchange of parce s of land between owners of adjoining and contiguous land.
- 5. The conveyance of parcels of land or interests therein for use as right of way for railroads or other public utility lacilities, which does not involve any new streets or easement of access.
- 6. The conveyance of land owned by a railrosi or other public utility which does not involve any new streets or easements of access.
- 7. The conveyance of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impresses with a prolic use.
- 8. Conveyances made to correct descriptions in prior conveyances.
- 9. The sale or exchange of parcels or tracts of land existing of the date of the amendatory Act into no more than two parts and not involving any new streets or easements of access.

CIRCLE NUMBER ABOVE WHICH IS APPLICABLE TO ATTACHED DEED.

Affiant further states that he makes this affidavit for the purpose of inducing the Recorder of Deeds of Cook County, Illinois, to accept the attached deed for recording.

Royce Bernard Food Group, Inc. BY: ROYCE H. SIMPSON, PRESIDENT 73766

SUBSCRIBED and SWORN to before me

this 19th day of Ole 2002

Tabana Dublia

RealEst/Shells/PlatActAffidavit

OFFICIAL SEAL
JOHNNA R GIES
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES: 04/23/05

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Signature: (

Royde-Bernard Food Ground

By: Royce H. Simpson, President

Subscribed and sworn to before me by the said

The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do busin, 33 or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Date: /2 - /9 .20 0 - Signature:

Subscribed and sworn to before me by the said

Grantel day of

Notary Public

NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

[Attach a deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]

RealEst\Shells\Statement by Grantor and Grantee.wpd