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PREPARED BY:

Douglas S. Buck
Foley & Lardner
150 Gilman Street
Madison, WI 53703



Eugene "Gene" Moore Fee: \$30.00
Cook County Recorder of Deeds
Date: 07/23/2003 02:58 PM Pg: 1 of 4

MAIL TO: *First American Title*
30 N. LaSalle St
Suite 310
Chicago IL 60633
Attn: KINA Clayton

Send To

SPECIAL WARRANTY DEED IN TRUST

THIS INDENTURE WITNESSETH that the Grantor **DISCOVERER SERVICES, INC.**, a Delaware corporation duly authorized to transact business in the State of Illinois, having an office at: 365 Bloor St. East, Toronto, Ontario, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations in hand paid, **GRANTS AND CONVEYS** into **STANDARD BANK AND TRUST COMPANY**, a corporation of Illinois as Trustee under the provisions of a Trust Agreement dated the 14th day of July, 2003, and known as Trust Number 17802 the following described real estate in the County of Cook and State of Illinois, to wit:

LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT A
PERMITTED EXCEPTIONS ATTACHED HERETO AS EXHIBIT B

Grantor, for itself and its successors, hereby warrants to Grantee, its heirs and assigns, only that: (1) Grantor has not done or suffered to be done anything whereby the premises hereby granted are, or may be, in any manner, encumbered; and (2) Grantor will forever defend the said premises against all persons lawfully claiming by, through or under Grantor.

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and for the uses and purposes herein 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 sell on any terms, to convey either with or without consideration, to donate, to dedicate, to mortgage, pledge or otherwise encumber; to lease said property, or any part thereof, from time to time, by leases to commence in present or in future, and upon any terms and for any period or periods of time not exceeding 198 years, and to renew or extend leases upon any terms and for any period or periods of time and to amend, change or modify leases and the terms and provisions thereof at any time or times hereafter; 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 said premises 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 to or different from the ways above specified, at any time or times hereafter.

In no case shall any party, to whom said premises, or any part thereof, shall be conveyed, contracted to be sold, leased or mortgaged by said trustee, and in no case shall any party dealing with said trustee in relation to said premises, be obliged to see the application of any purchase money, rent or money borrowed or advanced on said premises, or be obliged to see that 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 privileged or obliged to inquire into any of the terms of said Trust Agreement.

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18650 DEC
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The interest of each and every beneficiary hereunder and of all persons claiming under them, is hereby declared to be personal property and to be in the earnings, avails and proceeds arising from the disposition of the premises; the intension hereof being to vest in said STANDARD BANK AND TRUST COMPANY the entire legal and equitable title in fee, in and to all the premises above described.

And the said grantor hereby expressly waive S and releaseS 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 WHEREOF, the grantor aforesaid has hereunto set hand and seal this 15th day of July, 2003.
DISCOVERER SERVICES, INC.

By: Mary Jane Allen
Mary Jane Allen, Vice President and Treasurer

PROVINCE OF ONTARIO)
STATE OF ILLINOIS)
CANADA) ss.
COUNTY OF COOK)

I, the undersigned, a notary public in and for said ~~County and State~~ ^{Province} aforesaid, DO HEREBY CERTIFY, that Mary Jane Allen, personally known to me to be the Vice President and Treasurer of Discoverer Services, Inc., a Delaware corporation, 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 as such Vice President and Treasurer, she signed and delivered the said instrument of said corporation, pursuant to authority given by the Board of Directors of said corporation, as her free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this 15th day of July, 2003

Commission expires - NINE

[Signature]
Notary Public

DEED IN TRUST

(WARRANTY DEED)



CITY OF CHICAGO
HSTS. TRANSFER TAX

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STANDARD BANK AND TRUST CO.
7800 West 95th Street, Hickory Hills, IL 60457

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EXHIBIT A

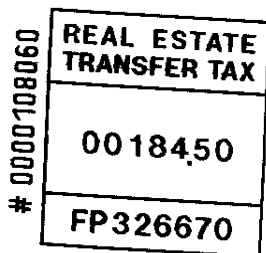
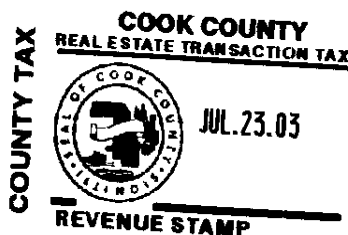
LEGAL DESCRIPTION

THE WEST 150 FEET OF LOT 1 IN BLOCK 1 IN ORCHARD RIDGE ADDITION TO CHICAGO HEIGHTS, BEING A SUBDIVISION OF THE NORTH 1/2 OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 20, TOWNSHIP 35 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

EXCEPT THAT PART CONVEYED TO THE STATE OF ILLINOIS, DEPARTMENT OF TRANSPORTATION BY DEED RECORDED DECEMBER 10, 1985 AS DOCUMENT 85317420, DESCRIBED AS FOLLOWS:

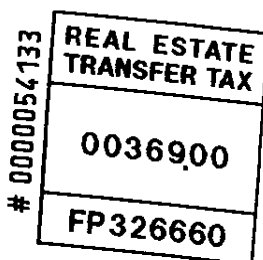
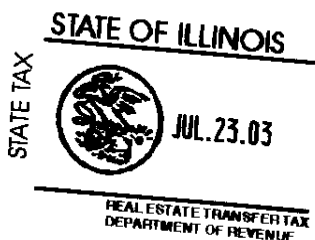
BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 1; THENCE EASTERLY ALONG THE NORTH LINE OF SAID LOT 1 A DISTANCE OF 150 FEET TO A POINT ON THE EAST LINE OF THE WEST 150 FEET OF SAID LOT 1; THENCE SOUTHERLY ALONG SAID EAST LINE A DISTANCE OF 13 FEET TO A POINT; THENCE WESTERLY PARALLEL WITH THE NORTH LINE OF SAID LOT 1 TO A POINT 10 FEET EASTERLY OF THE WEST LINE OF SAID LOT 1; THENCE SOUTHWESTERLY ALONG A STRAIGHT LINE TO THE POINT OF INTERSECTION WITH THE WEST LINE OF SAID LOT 1, SAID POINT BEING 23 FEET SOUTHERLY OF THE NORTHWEST CORNER OF SAID LOT 1; THENCE NORTHERLY ALONG SAID WEST LINE A DISTANCE OF 23 FEET TO THE POINT OF BEGINNING.

Permanent Index Number: 32-20-300-029-0000
Address of Property: 322 W. 14th Street, Chicago Heights, Illinois 60411



0000108060

POSTAGE METER SYSTEMS



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EXHIBIT B

Permitted Exceptions

1. REAL ESTATE TAXES FOR THE SECOND INSTALLMENT OF 2002 AND SUBSEQUENT YEARS.
2. ENCROACHMENT OF CURB OVER THE NORTH LINE OF THE LAND ONTO PUBLIC RIGHT OF WAY (WEST 14TH STREET) BY A DISTANCE OF UP TO 0.5 FEET, AS DISCLOSED IN SUVERY BY ZARKO SEKEREZ & ASSOCIATES, INC., DATED SEPTEMBER 29, 1999.
3. ENCROACHMENT OF ASPHALT SURFACE OVER THE EAST LINE OF THE LAND ONTO LAND EAST OF AND ADJOINING BY A DISTANCE OF UP TO 1.9 FEET, AS DISCLOSED IN SURVEY BY ZARKO SEKEREZ & ASSOCIATES, INC., DATED SEPTEMBER 29, 1999.

Property of Cook County Clerk's Office

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