

# UNOFFICIAL COPY

GEORGE E. COLE©  
LEGAL FORMS

No. 801 REC  
February 1996

## WARRANTY DEED Statutory (Illinois)



Eugene "Gene" Moore Fee: \$28.00  
Cook County Recorder of Deeds  
Date: 08/20/2003 01:41 PM Pg: 1 of 3

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### THE GRANTOR

Deutsche Bank Trust Company, f/k/a Bankers Trust Company, as Trustee, by Residential Funding Corp. as Attorney in Fact under a limited Power of Attorney recorded as document #95091746

United States of America

a corporation created and existing under and by virtue of the laws of the State of ~~Illinois~~ and duly authorized

to transact business in the State of Illinois, for and in consideration of

TEN

DOLLARS, and other good and valuable

consideration in hand paid, and pursuant to authority given by the Board of Directors of said corporation, CONVEYS and WARRANTS to

LaSalle Bank National Association as Trustee u/t/a dated 01/16/02 and known as Trust # 128724

0476230 / m / 2003

following described Real Estate situated in the County of Cook and State of Illinois, to wit:

LOT 37 IN BLOCK 2 IN COLES' SUBDIVISION OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 27, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number(s): 20-27-426-010

Address(es) of Real Estate: 7829 S. Eberhart Ave., Chicago, IL 60619

In Witness Whereof, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these

presents by its 3 President, and attested by its ASA Secretary, this 3 day of July, 2003. Deutsche Bank Trust Company, f/k/a Bankers Trust Company, as Trustee, by Residential Funding Corp. as Attorney in Fact under a limited Power of Attorney recorded as document #95091746

Impress  
Corporate Seal  
Here

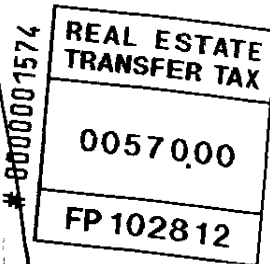
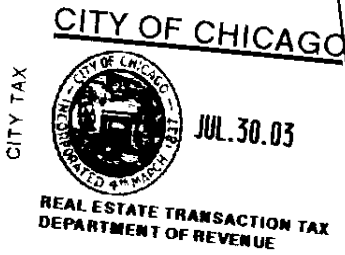
By: (Name of Corporation) Gregg M. Buckley  
Secretary V.ice. President

Attest: Erin E. Hayes  
Secretary

2 pages

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WARRANTY DEED  
Corporation to Corporation

Property of Cook County

State of Illinois, County of San Diego ss. I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Greg M. Buckley personally known to me to be the Vice president of the Deutsche Bank Trust Company, f/k/a Bankers Trust Company, as Trustee corporation, and ERIN HAYES personally known to me to be



P.L. ROBINSON  
COMM. #1347412  
NOTARY PUBLIC - CALIFORNIA  
SAN DIEGO COUNTY  
My Comm. Expires March 15, 2006

NOTARIAL SEAL  
HERE

ASST. Secretary of said corporation, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such Vice President and ASST. Secretary, they signed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority given by the Board of Directors of said corporation, as their 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 3 day of July, 2003  
Commission expires 3-15-06 P.R.B.  
NOTARY PUBLIC

This instrument was prepared by Patrick Carey, 2630 Flossmoor Rd., Suite 201, Flossmoor, IL 60422  
(Name and Address)

MAIL TO: MICHAEL ZASLAVSKY  
(Name)  
18066 S. Alamo #3150  
(Address)  
Chgo IL 60601  
(City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:  
Mr A Homes, Inc  
(Name)  
2675 Churchill Lane  
(Address)  
Highland Park IL  
(City, State and Zip) 60035

OR RECORDER'S OFFICE BOX NO. \_\_\_\_\_

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TERMS AND CONDITIONS

Full power and authority is hereby granted to said Trustee to improve, manage, protect and subdivide said real estate or any part thereof, to dedicate parks, streets, highways or alleys, to vacate any subdivision or part thereof, and to resubdivide said real estate as often as desired, to contract to sell, to grant options to purchase, to sell on any terms, to convey either with or without consideration, to convey said 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 said Trustee, to donate, to dedicate, to mortgage, pledge or otherwise encumber said real estate, or any part thereof, to lease said real estate, or any part thereof, from time to time, in possession or reversion, by leases to commence in present or in future, and upon any terms and for any period or periods of time, not exceeding in the case of any single demise the term of 99 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 contract to make leases and to grant options to lease and options 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 real estate, 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 real estate or any part thereof, and to deal with 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 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 dealing with said Trustee, or any successor in trust in relation to said real estate, or to whom said real estate or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said Trustee, or any successor in trust, be obliged to see to the application of any purchase money, rent or money borrowed or advanced on said real estate, or be obliged to see that the terms of this trust have been complied with, or be obliged to inquire into the authority, 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, or any successor in trust, in relation to said real estate shall be conclusive evidence in favor of every person (including the Registrar Titles of said county) 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 all amendments thereof, if any, and binding upon all beneficiaries thereunder, (c) that said Trustee, or any successor in trust, 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.

This conveyance is made upon the express understanding and condition that neither LaSalle Bank National Association, individually or as Trustee, nor its successor or successors in trust shall incur any personal liability or be subjected to any claim, judgment or decree for anything it or they or its or their agents or attorneys may do or omit to do in or about the said real estate or under the provisions of this Deed or said Trust Agreement or any amendment thereto, or for injury to person or property happening in or about said real estate, any and all such liability being hereby expressly waived and released. Any contract, obligation or indebtedness incurred or entered into by the Trustee in connection with said real estate may be entered into by it in the name of the then beneficiaries under said Trust Agreement as their attorney-in-fact, hereby irrevocably appointed for such purposes, or at the election of the Trustee, in its own name as Trustee of an express trust and not individually (and the Trustee shall have no obligation whatsoever with respect to any such contract, obligation, or indebtedness except only so far as the trust property and funds in the actual possession of the Trustee shall be applicable for the payment and discharge thereof.) All persons and corporations whomsoever and whatsoever shall be charged with notice of this condition from the date of the filing for record of this Deed.

The interest of each and every beneficiary hereunder and under said Trust Agreement and of all persons claiming under them or any of them shall be only in the earnings, avails and proceeds arising from the sale or any 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 earnings, avails and proceeds thereof as aforesaid, the intention hereof being to vest in said LaSalle Bank National Association the entire legal and equitable title in fee simple, in and to all of the real estate above described.

If the title to any of the above real estate is now or hereafter registered, the Registrar of Titles is hereby directed not to register or 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.

