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This Indenture Witnesseth, That the Grantor, Klean-Kut

Engravers, Inc., an Illinois corporation duly organized 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 considerations and pursuant to authority given by the Board of Directors and shareholders of said corporation, Conveys and Warrants unto CENTRAL NATIONAL BANK IN CHICAGO, a corporation duly organized and existing as a national banking association under the laws of the United States of America, and duly authorized to accept and execute trusts within the State of Illinois, as Trustee under the provisions of a certain Trust Agreement, dated the 4th day of January, 1971, and known as Trust Number 24658, the following described real estate in the County of Cook and State of Illinois, to-wit:

Lot 186 (except the West 85 feet) in Koester and Zander's Addition to West Irving Park a Subdivision of the South 1/2 of the North East 1/4 of Section 20, Township 40 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois. **

STATE OF ILLINOIS REAL ESTATE TRANSFER TAX DEPT. OF REVENUE JAN 17 1971 50.00

500

SUBJECT TO general taxes for the year 1970 and subsequent years, covenants and restrictions of record.

TO HAVE AND TO HOLD the said real estate with the appurtenances, upon the trusts, and for the uses 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 real estate or any part thereof, to dedicate parks, streets, highways or alleys and to vacate, or to sell all 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 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, to 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 accept assignments or charges of any kind, to release, convey or assign any right, title or interest in or about or 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 prevented to inquire into any of the terms of said Trust Agreement; and every deed, trust deed, mortgage 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 of 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; (d) that 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 Central National Bank of Chicago, 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, 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 beneficiary 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 the earnings, avails and proceeds thereof as aforesaid, the intention hereof being to vest in said Central National Bank of Chicago the entire legal and equitable title in fee simple, in and to all of the real estate above described.

Witness my hand and the seal of said grantor on any of the above real estate is now or hereafter registered, the Registrar of Titles is hereby directed not to register or note any of the above real estate, or any part thereof, in trust, or "upon condition," or "with limitations," or words of similar import, in violation of the statute in such case made and provided.

That the said grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed _____ President, and attested by its _____ Secretary,

day of January, A. D. 1971

KLEAN-KUT ENGRAVERS, INC., an Illinois corporation By Stanley B. Hill its President

Attest: Ruth Murphy its Secretary 135 So. La Salle St. Chgo Ill



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UNOFFICIAL COPY

STATE OF Illinois

County of Cook

ss.

I, John W. Golosinec

Notary Public in and for said County, in the State aforesaid, do hereby certify that Stanley B. Hill

personally known to me to be the its President of the Kleen-Kut Engravers, Inc., an Illinois corporation,

and Ruth Murphy personally known to me to be the its 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

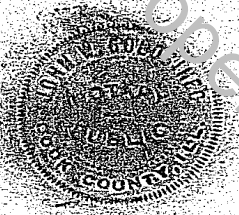
President and its Secretary, they signed and delivered the said instrument as its President and its Secretary of said corporation, and caused

the corporate seal of said corporation to be affixed thereto, pursuant to authority, given by the Board of Directors and Shareholders 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 Notarial Seal this 4th day of January, A. D. 1971

John W. Golosinec
John W. Golosinec



My commission expires January 17, 1975.

COOK COUNTY, ILLINOIS
FILED FOR RECORD

Edwin R. Chew
RECORDER OF DEEDS

JAN 11 '71 2:12 PM

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TRUST NO.

Deed in Trust

WARRANTY DEED
(CORPORATE GRANTOR)

TO
EXCHANGE NATIONAL BANK
OF CHICAGO
TRUSTEE

TR 10-LE W. 9. 4-D. 5. 10-54. 24