

UNOFFICIAL COPY

WARRANTY DEED IN TRUST

This instrument is being rerecorded for the purpose of correcting the Warranty Deed in Trust recorded as document No. 25617710 which excludes the Trust Number.

OCT 20 AM 10 40

25630083

(The above space for Recorder's use only)

THIS INDENTURE WITNESSETH, That the Grantor, Chicago Bulk Equipment, Inc., of the County of Cook and State of Illinois for and in consideration of Ten (\$10.00) Dollars, and other good and valuable considerations in hand paid, Conveys and warrants unto the BEVERLY BANK, an Illinois corporation, of Chicago, Illinois, as Trustee under the provisions of a trust agreement dated the 30th day of September, 1980, known as Trust Number 8-6933, the following described real estate in the County of and State of Illinois, to-wit:

(As Set Forth On Attachment)

PARCEL 1 THAT PART OF LOT 1 IN "ASHLAND INDUSTRIAL DISTRICT INCORPORATED SUBDIVISION" (BEING A SUBDIVISION OF PART OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 30, TOWNSHIP 36 NORTH, RANGE 15 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE VILLAGE OF LANSING) LYING NORTH OF THE FOLLOWING DESCRIBED LINE: BEGINNING AT A POINT ON THE EASTERLY LINE OF LOT 2, DISTANT 987.73 FEET SOUTH (AS MEASURED ON SAID EASTERLY LINE) OF THE NORTHEAST CORNER THEREOF; THENCE WESTERLY AT AN ANGLE OF 51° 39' 00" (AS MEASURED NORTHWEST TO WEST FROM THE LAST DESCRIBED LINE) A DISTANCE OF 919.56 FEET TO A POINT ON THE WEST LINE OF LOT 1; SAID POINT BEING 681.76 FEET SOUTH OF (AS MEASURED ALONG SAID WEST LINE) THE MOST NORTHERLY CORNER OF SAID LOT 1. ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2 THE SOUTH 100.00 FEET OF THAT PART OF LOT 2 IN "ASHLAND INDUSTRIAL DISTRICT INCORPORATED SUBDIVISION" (BEING A SUBDIVISION OF PART OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 30, TOWNSHIP 36 NORTH, RANGE 15 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE VILLAGE OF LANSING) LYING NORTH OF THE FOLLOWING DESCRIBED LINE: BEGINNING AT A POINT ON THE EASTERLY LINE OF LOT 2, DISTANT 987.73 FEET SOUTH (AS MEASURED ON SAID EASTERLY LINE) OF THE NORTHEAST CORNER THEREOF; THENCE WESTERLY AT AN ANGLE OF 51° 39' 00" (AS MEASURED NORTHWEST TO WEST FROM THE LAST DESCRIBED LINE) A DISTANCE OF 919.56 FEET TO A POINT ON THE WEST LINE OF LOT 1; SAID POINT BEING 681.76 FEET SOUTH OF (AS MEASURED ALONG SAID WEST LINE) THE MOST NORTHERLY CORNER OF SAID LOT 1. ALSO, A PART OF LOT 2 IN "ASHLAND INDUSTRIAL DISTRICT INCORPORATED SUBDIVISION" AFORESAID, BEING A 10 FOOT STRIP OF LAND, DESCRIBED AS FOLLOWS: A TEN-FOOT WIDE STRIP OF LAND IN THE SOUTHWEST 1/4 OF SECTION 30, TOWNSHIP 36 NORTH, RANGE 15 EAST OF THE THIRD PRINCIPAL MERIDIAN, THE CENTER LINE OF WHICH IS MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT A POINT ON THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF THE CHICAGO, ST. LOUIS AND PITTSBURGH RAILROAD AT A DISTANCE OF 395.38 FEET NORTHWESTERLY OF THE INTERSECTION OF SAID LINE WITH THE EAST LINE OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 30 (SAID PLACE OF BEGINNING BEING THE CENTER LINE OF A CERTAIN SPUR TRACK) THENCE WESTERLY ALONG THE CENTER LINE OF SAID SPUR TRACK A DISTANCE OF 242.45 FEET MORE OR LESS TO A LINE 120.00 FEET SOUTHWESTERLY AND PARALLEL TO THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF THE CHICAGO, ST. LOUIS AND PITTSBURGH RAILROAD, ALL IN COOK COUNTY, ILLINOIS.

Exempt under provisions of Paragraph 1, Section 4, Real Estate Transfer Tax Act
Date 10/17/80
Buyer, Seller or Representative Beverly Bank

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SC 5-16-85
10/17/80

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Property of Cook County

Grantee's Address: 1357 W. 103RD STREET, CHICAGO, ILLINOIS 60643

TO HAVE AND TO HOLD the said premises 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, maintain, protect and subdivide said premises or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision of part thereof, and to resubdivide said property 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 premises or any part thereof to a successor or successors in trust and to grant to such successor or successor 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 present or 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 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 to or 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 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 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 any amendment thereof and deed, lease, mortgage or other instrument; (c) that said trustee was duly authorized and empowered to execute and deliver every such deed, trust binding upon all beneficiaries hereunder; (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 hereunder 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 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 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.

And the said grantor hereby expressly waives S and release S any and all right or benefit under and by virtue of an 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 its hand and seal this 2nd day of October, 1980.

Attest: Mary Alice Hayes (Seal) Secretary By Ernest Nellis (Seal) Vice President

State of Illinois } I, James J. Tarra, a Notary Public in and for said County, in Cook } ss. the state aforesaid, do hereby certify that Ernest Nellis, Vice President of Chicago Bulk Equipment, Inc. and Mary Alice Hayes, Secretary of Chicago Bulk Equipment, Inc.



personally known to me to be the same person whose name is are submitted to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act and deed for the uses and purposes therein set forth, including the release and waiver of the right of redemption.

Given under my hand and notarial seal this 2nd day of October, 1980.

James J. Tarra Notary Public My Commission Expires Sept. 13, 1982

Beverly Bank BOX 90

For information only insert street address of above described property.

THIS SPACE FOR AFFIXING RIDERS AND REVENUE STAMPS

Document Number

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END OF RECORDED DOCUMENT