

UNOFFICIAL COPY



WARRANTY DEED IN TRUST

Form 91 R 1/70

1980 DEC 22 PM 4 28

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DEC-22-80

11.00

THIS INDENTURE WITNESSETH, That the Grantor, BORNQUIST, Inc., a Delaware corporation, having its principal offices at 7050 Lehigh Avenue, Chicago, Illinois

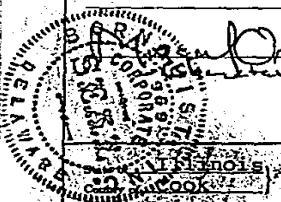
for and in consideration of Ten Dollars, and other good and valuable considerations in hand paid, Convey and Warrant unto the CHICAGO TITLE AND TRUST COMPANY, a corporation of Illinois, whose address is 111 West Washington Street, Chicago, Illinois 60602, as Trustee under the provisions of a trust agreement dated the day of December 15, 1980, known as Trust Number 1078946 the following described real estate in the County of Cook and State of Illinois, to-wit:

See legal description attached hereto as Exhibit A

PREPARED BY: JOHN F. POLLICK, M. BRICE, BAKER, WIENKE & SCHLOSSER, 110 N. LAUREL DR., CHICAGO, IL 60606 & Cook County Ord. 55162 Par. Sign.

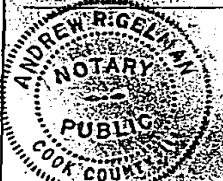
TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and for the uses and purposes herein and in said trust agreement set forth. Full power and authority is hereby granted to said trustee to improve, manage, protect and subdivide said premises or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof, and to subdivide 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 successors in trust all of the title, estate, powers and authorities vested in said trustee, 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, 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 change 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 Witness Whereof, the grantor, BORNQUIST, INC. hereunto set its hand and seal this Fifteenth day of December, 1980.



(Seal) BORNQUIST, INC. (Seal) By: Edward Herrick Its PRESIDENT

Andrew R. Gelman a Notary Public in and for said County, in the state aforesaid, do hereby certify that Elton A. Harvek III, as President of BORNQUIST, INC.



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 he signed, sealed and delivered the said instrument as his and BORNQUIST, INC.'s and voluntarily for the uses and purposes therein set forth. Given under my hand and notarial seal this 15th day of December, 1980.

Andrew R. Gelman Notary Public

This space for affixing Illinois and Revenue Stamps

Stamp under provisions of Paragraph 4, Section 4, Real Estate Transfer Tax Act.

25714798

John F. Pollick

Representative

12-22-80 Date

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11/00

Form 91 After recording return to: Box 333 (Cook County only) or CHICAGO TITLE AND TRUST COMPANY 111 West Washington St. / Chicago, Ill. 60602 Attention: Land Trust Department

7050 NORTH LEHIGH AVE. CHICAGO, IL. For information only insert street address of above described property.

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## EXHIBIT A

### PARCEL 1

THAT PART OF THE NORTH EAST FRACTIONAL 1/4 OF FRACTIONAL SECTION 32, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:  
COMMENCING AT THE INTERSECTION OF THE NORTH LINE OF SAID FRACTIONAL SECTION 32 AND THE SOUTHWESTERLY LINE OF THE CHICAGO, MILWAUKEE AND ST. PAUL RAILROAD RIGHT OF WAY; THENCE WEST ALONG THE NORTH LINE OF SAID SECTION 32, A DISTANCE OF 72 FEET; THENCE SOUTH ALONG THE CENTER LINE OF A DITCH (BEING ALSO THE EAST LINE OF WITTBOLD'S INDIAN BOUNDARY PARK NO. 2, A SUBDIVISION) 827.50 FEET; THENCE EAST TO A POINT ON THE SOUTHWESTERLY RIGHT OF WAY LINE OF THE CHICAGO, MILWAUKEE AND ST. PAUL RAILROAD, 885.09 FEET SOUTHEASTERLY (MEASURED ALONG THE SOUTHWESTERLY RIGHT OF WAY LINE AFORESAID) FROM THE NORTH LINE OF SAID FRACTIONAL SECTION 32; THENCE NORTHWESTERLY ALONG SAID SOUTHWESTERLY RIGHT OF WAY LINE 885.09 FEET TO THE POINT OF BEGINNING (EXCEPTING FROM SAID PARCEL, THE NORTH 667.50 FEET, AS MEASURED ALONG THE WEST LINE THEREOF; THE SOUTH 15 FEET OF SAID PARCEL, AS MEASURED ALONG THE WEST LINE THEREOF; AND THE WEST 60 FEET OF SAID PARCEL, AS MEASURED ALONG A LINE PARALLEL WITH THE NORTH LINE OF SAID SECTION 32), IN COOK COUNTY, ILLINOIS

ALSO

### PARCEL 2

EASEMENT FOR THE BENEFIT OF PARCEL 1 AS CREATED BY GRANT MADE BY ROBINSON CLAY PRODUCT COMPANY, A CORPORATION OF MAINE, TO MERIC, INCORPORATED, A CORPORATION OF ILLINOIS, DATED MARCH 25, 1960 AND RECORDED APRIL 19, 1960 AS DOCUMENT NO. 17832629, TO CONSTRUCT, MAINTAIN, USE, REPAIR AND REPLACE A DRIVEWAY FOR INGRESS AND EGRESS TO WEST ESTES AVENUE, IN, UPON, OVER AND ACROSS PREMISES DESCRIBED AS FOLLOWS:  
THE WEST 90 FEET OF THE SOUTH 15 FEET OF THE FOLLOWING DESCRIBED TRACT, TO-WIT:

THAT PART OF THE NORTH EAST FRACTIONAL 1/4 OF FRACTIONAL SECTION 32, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF THE NORTH LINE OF SAID FRACTIONAL SECTION 32 AND THE SOUTHWESTERLY LINE OF THE CHICAGO, MILWAUKEE AND ST. PAUL RAILROAD RIGHT OF WAY; THENCE WEST ALONG THE NORTH LINE OF SAID SECTION 32, A DISTANCE OF 72 FEET; THENCE SOUTH ALONG THE CENTER LINE OF A DITCH (BEING ALSO THE EAST LINE OF WITTBOLD'S INDIAN BOUNDARY PARK NO. 2, A SUBDIVISION) 827.50 FEET; THENCE EAST TO A POINT ON THE SOUTHWESTERLY RIGHT OF WAY LINE OF THE CHICAGO, MILWAUKEE AND ST. PAUL RAILROAD, 885.09 FEET SOUTHEASTERLY (MEASURED ALONG THE SOUTHWESTERLY RIGHT OF WAY LINE AFORESAID) FROM THE NORTH LINE OF SAID FRACTIONAL SECTION 32; THENCE NORTHWESTERLY ALONG SAID SOUTHWESTERLY RIGHT OF WAY LINE, 885.09 FEET TO THE POINT OF BEGINNING (EXCEPTING FROM SAID PARCEL THE SOUTH 160 FEET, AS MEASURED ALONG THE WEST LINE THEREOF), IN COOK COUNTY, ILLINOIS

ALSO

### PARCEL 3

EASEMENT FOR THE BENEFIT OF PARCEL 1 AS CREATED BY GRANT MADE BY ROBINSON CLAY PRODUCTS COMPANY, A CORPORATION OF MAINE, TO MERIC, INCORPORATED, A CORPORATION OF ILLINOIS, DATED MARCH 25, 1960 AND RECORDED APRIL 19, 1960 AS DOCUMENT NO. 17832629, AS AMENDED BY INSTRUMENT DATED JULY 19, 1960 AND RECORDED JULY 22, 1960 AS DOCUMENT NO. 17915091, FOR THE CONSTRUCTION, MAINTENANCE, USE AND REPAIR AND REPLACEMENT OF A STORM AND SANITARY SEWER OR SEWERS NECESSARY TO SERVICE THE BUILDING OR BUILDINGS NOW OR HEREAFTER LOCATED ON PARCEL 1, ON, OVER, ACROSS AND UNDER THE PREMISES DA:

THE SOUTH 30 FEET OF THE FOLLOWING DESCRIBED TRACT, TO-WIT:  
THAT PART OF THE NORTH EAST FRACTIONAL 1/4 OF FRACTIONAL SECTION 32, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD

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PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:  
COMMENCING AT THE INTERSECTION OF THE NORTH LINE OF SAID  
FRACTIONAL SECTION 32 AND THE SOUTHWESTERLY LINE OF THE CHICAGO,  
MILWAUKEE AND ST. PAUL RAILROAD RIGHT OF WAY; THENCE WEST  
ALONG THE NORTH LINE OF SAID SECTION 32, A DISTANCE OF 72 FEET;  
THENCE SOUTH ALONG THE CENTER LINE OF A DITCH (BEING ALSO THE  
EAST LINE OF WITTBOLD'S INDIAN BOUNDARY PARK NO. 2, A SUB-  
DIVISION) 827.50 FEET; THENCE EAST TO A POINT ON THE SOUTH-  
WESTERLY RIGHT OF WAY LINE OF THE CHICAGO, MILWAUKEE AND ST.  
PAUL RAILROAD 885.09 FEET SOUTHEASTERLY (MEASURED ALONG THE  
SOUTHWESTERLY RIGHT OF WAY LINE AFORESAID) FROM THE NORTH LINE  
OF SAID FRACTIONAL SECTION 32; THENCE NORTHWESTERLY ALONG SAID  
SOUTHWESTERLY RIGHT OF WAY LINE 885.09 FEET TO THE POINT OF  
BEGINNING (EXCEPTING FROM SAID PARCEL THE SOUTH 160 FEET, AS  
MEASURED ALONG THE WEST LINE THEREOF) TOGETHER WITH THE RIGHT  
TO CONNECT WITH AND TO USE ANY EXISTING STORM OR SANITARY  
SEWER PRESENTLY LOCATED IN SAID PREMISES, ALL IN COOK COUNTY,  
ILLINOIS

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END OF RECORDED DOCUMENT