

Bank of Wheaton
A Charter Bank
211 South Wheaton Avenue
Wheaton, Illinois 60187 (MID ASSET GROUP)

The above space for recorder's use only

THIS INDENTURE WITNESSETH That the Grantors, TIMOTHY C. BULLARD and DAVID T. HOPPE, As Tenants in Common
of the County of DuPage and State of Illinois for and in consideration
of TEN and NO/100----- (\$10.00) Dollars, and other good
and valuable considerations in hand paid, Convey and Warrant unto the BANK OF WHEATON
a corporation of Illinois located in Wheaton, Illinois, as Trustee under the provisions of a trust agree-
ment dated the 1st day of November 1985, known as Trust Number 4746
the following described real estate in the County of Cook and State of Illinois, to-wit:

Unit D and Garage D in Building 20 together with an undivided .007166 percent interest in the common elements of Hanover Square Condominium Association No. 1 on Lot 5 in Hanover Highlands Unit 10, a Subdivision of the Southwest Fractional 1/4 of Section 30, Township 41 North, Range 10 East of the Third Principal Meridian, according to enabling declaration establishing a plan of Condominium ownership and Plat of Survey attached thereto as Exhibit "C" recorded May 25, 1972 as Document 21916568 in Cook County, Illinois.

PERMANENT INDEX NO. 07-30-302-002-1118 K

THIS DOES NOT CONSTITUTE HOMESTEAD PROPERTY.

Exempt under Provisions of Section 1.004(e), Real Estate Transfer Tax Act

Nov. 4, 1985

(Date)

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 employ, manage, protect and subdivide said premises or any part thereof, to dedicate parks, streets, highways and/or to create any subdivision or part thereof, and to lease 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 co-owners said premises or any part thereof to a successor or successors in trust and to grant to such successor or successors in trust all the title, estate powers and rights so vested in said trustee to donate, to dedicate to mortgage, pledge or otherwise alienate said property or any part thereof, to lease said property or any part thereof from time to time in possession of trustees, to loans to consumers or persons of future or past, and upon any terms and for any period or periods of time, including in the case of any single lease the term of 198 years, and to renew or extend such 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 hereinafter by contract to make leases and to grant options to lease 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, to exchange or property or any part thereof, for other real or personal property, to grant instruments or charges of any kind to release or assign any right, title or interest in or about or possession 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 set forth at any time or times hereafter.

In no case shall any party dealing with said trustee be entitled to sue to the appropriation of any purchase money or money borrowed or advanced on said premises, or be entitled to sue that the funds of this trust have been applied with or towards, or to償付, or independently of any interest in said trust or to deduct or pre-empt or appropriate any of the funds of said trust agreement, and exceeding trust funds, notwithstanding any other instrument executed by said trustee or creation of said real estate shall be considered a debt in favor of every person holding upon or having under a lease, or conveyance, lease or other instrument, created at the time of the creation of the trust created by this indenture and by said trust agreement was in full force and effect, in that such lease, conveyance or other instrument was executed in accordance with the trusts, conditions and limitations contained in this indenture and by said trust agreement or some amendment thereto and binding upon all beneficiaries thereunder, as that said trustee was duly authorized and empowered to execute and deliver, by such deed, lease, mortgage or other instrument and that the execution is made to a successor or successors in trust, that such beneficiary or successors in trust have been properly appointed and duly vested with all the title, estate, rights, powers, authorities, duties and obligations, heresies or otherwise, of the predecessor in trust.

The interest of each and every beneficiary is heretofore and at all times, during his or her life or any of them shall be or may be in the earnings, assets and proceeds arising from the sale or other disposition of said real estate, and such interest is hereby declared to be personal property, and to be held by the holder shall be for the life or interest, regardless of title, to real estate as such, but only an interest in the earnings, assets 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 record or re-record the certificate of title or duplicate thereof or memorandum therewith, 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 grantors, S, hereby expressly warrant and represent, that they have no 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 grantors, S, aforesaid, do hereby affix their hands and seals this 4th day of November 1985 and

TIMOTHY C. BULLARD (Seal)

DAVID T. HOPPE (Seal)

(Seal)

(Seal)

K's Office

State of ILLINOIS
County of KANE

WAYNE L. MULAR
the state aforesaid do hereby certify that TIMOTHY C. BULLARD and DAVID T. HOPPE, As Tenants in Common, are

personally known to me to be the same persons as whose names are subscribed 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 for the uses and purposes thereon set forth, including the release and waiver of the right to homestead.

Given under my hand and notarial seal this 4th day of November 1985

Wayne L. Mular
Notary Public

1309-D Kingsbury

Hanover Park, IL 60103

For information only insert street address of
above described property

PREPARED BY

After recording return to
BANK OF WHEATON
211 South Wheaton Avenue
Wheaton, Ill 60187
Attention Land Trust Department

WAYNE L. MULAR, ATTORNEY AT LAW
125 S. Bloomingdale Road,
Bloomingdale, IL 60108

MAIL TAX BILL TO: TIMOTHY C. BULLARD
c/o CORS, Hamilton Lakes, One Pierce
Place, Itasca, IL 60143

UNOFFICIAL COPY

-85-316713

DEC-10-85 30661 • 85316713-A REC 11.00



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Property of Cook County Clerk's Office