

## DEED IN TRUST

85328788

Form 191 Rev. 11-71

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THIS INDENTURE WITNESSETH THAT THE GRANTOR, RANDOLPH-WELLS BUILDING CORPORATION, an Illinois corporation, having its principal office in the County of Cook and State of Illinois, for and in consideration of the sum of TEN AND NO/100 Dollars (\$ 10.00\*), and pursuant to authority given by the Board of Directors of said Corporation, in hand paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged, Convey S. and Warrants unto AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, a national banking association whose address is 33 No. LaSalle Street, Chicago, Illinois, as Trustee under the provisions of a certain Trust

Agreement, dated the 21st day of November 19 85 , and known as Trust Number 66061

the following described real estate in the County of Cook and State of Illinois, to wit:

Lot 1 (except the West 20 feet of the North 100 feet 8-3/8 inches thereof) in Block 41 in Original Town of Chicago, in Section 9, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Permanent Index No. 17-09-443-007

Property Address: 205 W. Randolph St.  
Chicago, IL 60606

This Document Prepared by  
Benjamin D. Steiner  
Katz, Randall & Weinberg  
200 N. La Salle St., Suite 2300  
Chicago, IL 60604  
(312) 807-3800

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MAIL

TO HAVE AND TO HOLD the said real estate with the appurtenances, upon the trusts, and for the uses and purposes ~~#4082~~ # 10 The Annex, 95-328788

Full power and authority is hereby granted to said Trustee to manage, protect, and subdivide said real estate or any part thereof, to dedicate parks, streets, highways, or alleys to locate 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 in such succession in trust all or any part of the estate, powers and authorities vested in said Trustee, to donate, to dedicate, to mortgage, to lease 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 term and for any period or periods of time, not exceeding in the case of any single lease the term of 10 years, and to renew or extend leases upon such other and further terms and conditions, and to amend, change or modify leases and the terms and conditions thereon, and to give up any lease or leases, and to contract to sell, to assign, to exchange, to exchange and option to purchase the whole or any part of the real estate and to contract to resuscitate the number of days fixing the amount of present or future rents, to partition or divide said real estate, or any part thereof, for other real or personal property, to grant easement 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 to him, be liable to him, or to whom said real estate or any part thereof shall be conveyed, mortgaged to be sold, leased or mortgaged by said Trustee, or as his successor in trust, or 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 his trust have been complied with, or be obliged to inquire into the authority, necessity or expediency of any act of said Trustee, or his agent or attorney to inquire into any of the terms of said trust, or to make any inquiry concerning the title or condition of any of the property or assets held in trust, or to inquire into the title or condition of any real estate which he conveys, sells, leases or in case of every action, proceeding or other instrument, (as far as the title of the defensor thereto in the trust created by this instrument) relating upon or claiming under, any such conveyance or lease or other instrument and was in full force and effect, or in said trust, or in any agreement, instrument or understanding between the Trustee of this instrument and his said Trust Agreement was in full force and effect, so that such conveyance or other instrument was executed in accordance with the trust, conditions and limitations contained in this Indenture and in this instrument, and all agreements, instruments and understandings made, entered into, and concluded between the parties hereto, and in this instrument, was duly acknowledged and witnessed by every and all the parties thereto, and such deed, trust, lease, mortgage or other instrument and all its or the conveyance or lease, or to make to successors 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 this, him or their predecessor in trust.

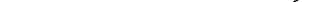
This conveyance is made upon the express understanding and conditions that neither American National Bank & Trust Company of Chicago, individually or as their agent or attorney, may do or omit to do or fail to do in or about the said real estate or under the provisions of this Deed or in any Trust Agreement or any amendment thereto, or for injury in person or property happening to or about said real estate or under the provisions of said Deed or in any Trust Agreement or any amendment thereto, any and all such liability being fully expressly waived and released. Any contract, obligation or indebtedness incurred or entered into by the Trustee in connection with said real estate may be enforced 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 no beneficiary and the Trustee shall have any liability in respect of any such contract, obligation or indebtedness, or any payments, expenses and funds in the amount of which may be required to satisfy the same, and the Trustee will be liable only for its own agent or attorney's negligence or want of care.

The interest of each and every beneficiary described and under said Trust Agreement and of all persons claiming under or in any of them shall be only in the earnings, assets and proceeds arising from the sale of 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, assets and proceeds thereof as aforesaid, the intention hereof being to vest in said Amerifran National Bank and Trust Company of Chicago 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 Register of Titles is hereby directed not to register or file in the certificate of title or duplicate thereof, or memorandum, 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 do hereby expressly waive . . . and release . . . , any and all right or benefits under and by virtue of any and all statutes of the State of Illinois, providing for protection of homesteads from sale on execution or otherwise.

In Witness Whereof, the grantor John S. Herrington, caused its corporate seal to be affixed and  
and has caused its name to be signed to those presents by its President and attested to by its Secretary.

ATTEST:  [SEAL]  
By: 

RANDOLPH-WEIL'S BUILDING CORPORATION

By: 

State of Illinois, County of Cook ss. I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Norman Esserman, personally known to me to be the President of the Randolph-Wellis

Building Corporation, an Illinois corporation, and Benjamin D. Steiner personally known to me to be the 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 Secretary, they signed and delivered the said instrument as President and Secretary.

IMPRINT  
NOTARIAL SEAL

Given under my hand and official seal, this 13th day of November 1985

Commission expires 9/20/86 1986  
American National Bank and Trust Company of Chicago

Mary I. West

NOTARY PUBLIC

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ЧЕЛЯБИНСКИЙ

# UNOFFICIAL COPY

**CITY OF CHICAGO**  
**REAL ESTATE TRANSACTION TAX**

DEPT OF		500.00
REVENUE DEPT	85	
P.O. 11165		



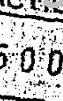
U.S. GOVERNMENT PROPERTY  
EXPIRES DECEMBER 1986



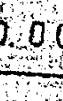
CITY OF CHICAGO  
REAL ESTATE TRANSACTION TAX  
DEPT. OF REVENUE DEC. 1986  
500-00



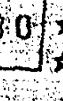
A circular stamp with "CITY OF CHICAGO" at the top, "ESTATE TRANSACTION TAX" in the center, and "DEPT. OF REVENUE" at the bottom. The date "10-11-96" is stamped in the middle. The amount "5.00.00" is printed to the right of the stamp.



A rectangular stamp with a circular center. The text "CHICAGO" is at the top, "STATE TRANSACTION TAX" is in the middle, and "1989" is at the bottom left. The serial number "1000000" is in the center, and the amount "500.00" is at the bottom right.



A circular Chicago Transaction Tax stamp from 1940. The outer ring contains the text "CHICAGO TRANSACTION TAX" at the top and "1940" at the bottom. The center of the stamp features a five-pointed star above the amount "500.00".



A rectangular stamp with the words "CITY OF CHICAGO" at the top and "REAL ESTATE TRANSACTION" below it. In the center is a circular seal with "CHICAGO" around the perimeter and "ILLINOIS" in the center. The date "MAY 1925" is stamped over the seal. Below the seal, the amount "500.00" is written.



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