

UNOFFICIAL COPY

TRUSTEE'S DEED

IN TRUST



86333136
ILLINOIS
RECORDED
1986 AUG -4 PH 3 22

86333136

THE ABOVE SPACE FOR RECORDER'S USE ONLY

THIS INDENTURE, made this 1st day of August, 1986, between CHICAGO TITLE AND TRUST COMPANY, a corporation of Illinois, as Trustee under the provisions of a deed or deeds in trust, duly recorded and delivered to said company in pursuance of a trust agreement dated the 2nd day of November, 1979, and known as Trust Number 1076246 party of the first part, and LaSalle National Bank, as Trustee under Trust Agreement dated January 18, 1977 and known as Trust Number 51961 party of the second part, WITNESSETH, That said party of the first part, in consideration of the sum of ***** DOLLARS, TEN AND NO/100 (\$10.00) ***** DOLLARS, and other good and valuable considerations in hand paid, does hereby convey and quitclaim unto said party of the second part, the following described real estate, situated in Cook County, Illinois, to-wit:

The East 1/2 of Lot 44 and all of Lot 45 in Lot 1 in Cochran's Subdivision of Block 29 in Canal Trustee's Subdivision of Section 7, Township 39 North, Range 14, East of the Third Principal Meridian.

~~EXCEPT UNDER PROVISIONS OF PARAGRAPH SEC. 200.1-2 (B-6) OR PARAGRAPH SEC. 200.1-4 (B) OF THE CHICAGO TRANSACTION TAX ORDINANCE.~~

PERMANENT TAX NO. 17-07-279-039-000 BUYER, SELLER, REPRESENTATIVE

together with the tenements and appurtenances thereto belonging TO HAVE AND TO HOLD the same unto said party of the second part, and to the proper use, benefit and behoof forever of said party of the second part.

THIS CONVEYANCE IS MADE PURSUANT TO DIRECTION AND WITH AUTHORITY TO CONVEY DIRECTLY TO THE TRUST GRANTEE NAMED HEREIN. THE POWERS AND AUTHORITY CONFERRED UPON SAID TRUST GRANTEE ARE RECITED ON THE REVERSE SIDE HEREOF AND INCORPORATED HEREIN BY REFERENCE

This deed is executed pursuant to and in the exercise of the power and authority granted to and vested in said trustee by the terms of said deed or deeds in trust delivered to said trustee in pursuance of the trust agreement above recited. This deed is made subject to the lien of every trust deed or mortgage (if any there be) of record in said county given to secure the payment of money, and remains unincumbered at the date of the delivery hereof. IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and by its Assistant Vice President and Secretary, the day and year first above written.

CHICAGO TITLE AND TRUST COMPANY As Trustee aforesaid,

By *Rosalind Catalano* Assistant Vice-President
Attest *Chertha Smith* Assistant Secretary



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 the above named Assistant Vice President and Assistant Secretary of the CHICAGO TITLE AND TRUST COMPANY, Grantor, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Assistant Vice President and Assistant Secretary respectively, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary act and as the free and voluntary act of said Company, for the uses and purposes therein set forth; and the said Assistant Secretary then and there acknowledged that said Assistant Secretary, as custodian of the corporate seal of said Company, caused the corporate seal of said Company to be affixed to said instrument as said Assistant Secretary's own free and voluntary act and as the free and voluntary act of said Company for the uses and purposes therein set forth.

Given under my hand and Notarial Seal August 1, 1986 Date
Maia L. Cortless Notary Public

NAME *Richard G. Crotty*
STREET *33 N. LASALLE ST*
CITY *25th FLOOR*
CHICAGO IL 60602
OR
INSTRUCTIONS
RECORDER'S OFFICE BOX NUMBER
TRUSTEE'S DEED (Recorder's) - Non-Joint Tenancy

FOR INFORMATION ONLY
INSERT STREET ADDRESS OF ABOVE DESCRIBED PROPERTY HERE
1914 West Hubbard Street
Chicago, IL
THIS INSTRUMENT WAS PREPARED BY
THOMAS V. SZYM CZYK

111 West Washington Street
Chicago, Illinois 60602

BOX 389 - HV 2

70-69-019 (D)

This space for affixing riders and revenue stamps
Exempt under provisions of Paragraph... Section...
Real Estate Transfer Tax Act.
Paul H. Healy
Buyer, Seller or Representative
Date 8/1/86

Document Number
86333136

86333136

UNOFFICIAL COPY

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 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 successors 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 praesenti or futuro, and upon any terms and for any period or periods of time, not exceeding in the case of any single demise the term of 195 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 some amendment thereof and binding upon all beneficiaries thereunder, (c) that said trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument and (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.

86333136

UNOFFICIAL COPY

0 0 0 0 2 0 2 0

EXHIBIT A

UNIT 19, INVILLAS DEL REY CONDOMINIUM AS DELINEATED ON SURVEY OF A PORTION OF PARCEL "A" IN THE PLAT OF CONDOMINIUM OF LOTS 1 TO 5 (INCL) IN GESTAUT'S RESUBDIVISION OF LOTS 1 TO 22 (INCL) IN DANIEL GESTAUT'S ADDITION TO JUSTICE A SUBDIVISION IN THE SOUTH EAST ¼ OF SECTION 27, TOWNSHIP 38 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, ALSO THE VACATED STREETS AND EASEMENTS IN THE AFORESAID GESTAUT'S RESUBDIVISION IN COOK COUNTY, ILLINOIS, (HEREINAFTER REFERRED TO AS "PCL"), WHICH SURVEY IS ATTACHED TO EXHIBIT "A" TO DECLARATION OF CONDOMINIUM MADE BY FORD CITY BANK, ILLINOIS CORPORATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED OCTOBER 12, 1972, TRUST NO. 774, RECORDED AS DOCUMENT NUMBER 22408626, AS AMENDED BY DOCUMENT NO. 22583630, WHICH PERCENTAGE SHALL AUTOMATICALLY CHANGE IN ACCORDANCE WITH AMENDED DECLARATIONS AS SAME ARE FILED OF RECORD PURSUANT TO SAID DECLARATION, AND TOGETHER WITH ADDITIONAL COMMON ELEMENTS AS SUCH AMENDED DECLARATION ARE FILED OF RECORD, IN THE PERCENTAGES SET FORTH IN SUCH AMENDED DECLARATIONS, WHICH PERCENTAGES SHALL AUTOMATICALLY BE DEEMED TO BE CONVEYED EFFECTIVE ON THE RECORDING OF EACH SUCH AMENDED DECLARATION AS THOUGH CONVEYED HEREBY IN COOK COUNTY, ILLINOIS

ALSO

TOGETHER WITH AN EASEMENT FOR PARKING PURPOSES IN AND TO PARKING AREAS NO. P-19 AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY IN COOK COUNTY, ILLINOIS.

Cook County Clerk's Office

89332520