

# UNOFFICIAL COPY

87-111009

TRUSTEE'S DEED



The Above Space For Recorder's Use Only

THIS INDENTURE, Made this 30th day of July, 19 87, between EDGEWOOD BANK, an Illinois banking corporation, Countryside, Illinois, as Trustee under the provisions of a Deed or Deeds in Trust, duly recorded or registered and delivered to said Bank in pursuance of a Trust Agreement dated the 7th day of February, 19 85, and known as Trust Number 235, party of the first part and

part Y of the second part, Bank of Lyons as Trustee under Trust #3406 dated 6/16/87

Address: 8601 West Odgen Avenue, Lyons, Cook County, Illinois,

WITNESSETH, that said party of the first part, in consideration of the sum of Ten and no/100 (\$10.00) Dollars, and other valuable considerations paid, does hereby Convey and Quitclaim to said part Y of the second part, the following described real estate in Cook County, Illinois:

Lot 108 in Sandburg Glen, a Planned Unit Development Unit 4, being a part of the East 1/2 of the North West 1/2 of Section 33, Township 37 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois.

Trustee's powers on reverse side hereof.

together with the tenements and appurtenances belonging and attached thereto.

Permanent Real Estate Index No. 23 33 109 002 000 UN

TO HAVE AND TO HOLD the same unto said part Y of the second part, forever  
SUBJECT TO: Real Estate taxes for the year 1987 and subsequent years and to easements of record.

This Deed is executed pursuant to and in 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 mentioned. This Deed is made subject to the lien of every Trust Deed or Mortgage, if any, of record in said county affecting the said real estate or any part thereof given to secure the payment of money and remaining unreleased 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 has caused its name to be signed to these presents by its Trust Officer or Vice President and attested by its Assistant Trust Officer or Assistant Secretary, the day and year first above written.

ATTEST:

*William C. Alab*  
Assistant Secretary

EDGEWOOD BANK, as Trustee, as aforesaid and not personally

By *Jan Randall*  
Assistant Trust Officer

STATE OF ILLINOIS }  
COUNTY OF COOK }  
DuPage

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that the abovesigned Vice President - Assistant Trust Officer and Assistant Secretary - Assistant Trust Officer of EDGEWOOD BANK, as Trustee as aforesaid, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Vice President - Assistant Trust Officer and Assistant Secretary - Assistant Trust Officer 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 Bank, as Trustee as aforesaid, for the uses and purposes therein set forth, and the said Assistant Secretary - Assistant Trust Officer then and there acknowledged that said Assistant Secretary - Assistant Trust Officer, as custodian of the corporate seal of said Bank, caused the corporate seal of said Bank to be affixed to said instrument as said Assistant Secretary - Assistant Trust Officer's own free and voluntary act and as the free and voluntary act of said Bank, as Trustee as aforesaid, for the uses and purposes therein set forth.

OFFICIAL SEAL  
JULI A. RUDE  
Notary Public, State of Illinois  
My Commission Expires 01/14/1989  
Commission expires

Given under my hand and Notarial Seal this 4th day of August, 19 87

*Juli A. Rude*  
Notary Public

This instrument was prepared by J. Rude, Edgewood Bank, 1023 W. 55th St., Countryside, IL 60525 (Name and Address)

Mail to: EDGEWOOD BANK  
1023 W. 55th Street  
Countryside, Illinois 60525

ADDRESS OF PROPERTY: 12932 West Tanglewood Circle, Palos Park, IL 60464

SEND SUBSEQUENT TAX BILLS TO

BANK OF LYONS Same  
TN 3406  
8601 ODGEN  
LYONS IL 60534

STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX

# UNOFFICIAL COPY

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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 present 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 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 appertaining 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 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) that 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, 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.



DEPT-01 RECORDING \$12.25  
 T#1111 TRAN 5082 08/10/87 11:58:00  
 #5795 #A #-87-441009  
 COOK COUNTY RECORDER