

(The above space for Recorder's use only)

THIS INDENTURE WITNESSETH, That the Grantor, SANDRA OSCHMAN, now known as SANDRA TUCKER, married to DAVID TUCKER,

of the County of Cook 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, Conveys and warrants unto the BEVERLY BANK, an Illinois corporation, of Chicago, Illinois, as Trustee under the provisions of a trust agreement dated the 5th day of October, 19 87, known as Trust Number 8-8535, the following described real estate in the County of Cook and State of Illinois, to-wit:

LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF:

P.I.N. 24-31-100-042-1008
Address of property: Unit 204, 12830 S. 71st Ave., Palos Heights 60463

THIS INSTRUMENT WAS PREPARED BY:
ALEXANDER P. MATUG, ATTORNEY
7110 W. 127th St., Suite 250
Palos Heights, Il. 60463

Grantee's Address: 1357 W. 103RD STREET, CHICAGO, ILLINOIS 60643

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 portion 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, to 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 lease 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 appurtenant to said premises or any part thereof, and to do 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 deed 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 one 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 in 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.

And the said grantor hereby expressly waive, release and conveyance, and release any and all 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 grantor aforesaid have hereunto set their hand and seal this 5th day of October, 1987

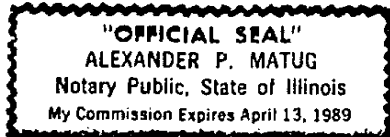
Sandra Oschman (Seal) David Tucker (Seal)
Sandra Tucker (Seal) David Tucker (Seal)
Sandra Oschman now known as David Tucker (Seal)
Sandra Tucker (Seal) David Tucker (Seal)

CONSIDERATION LESS THAN \$100.00

State of Illinois } I, the undersigned, a Notary Public in and for said County, in
County of Cook } ss. the state aforesaid, do hereby certify that Sandra Oschman now known as
Sandra Tucker and David Tucker, her husband

personally known to me to be the same person, S, whose name S 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 therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seal this 5th day of October, 1987



Notary Public signature and name

Buyer, Seller or Representative
Date 10/5/87
Document Number 87566147

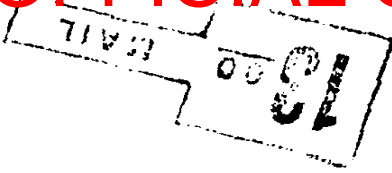
Beverly Bank
BOX 90

Unit 204, 12830 S. 71st Ave.,
Palos Heights, Il. 60463
For information only insert street address of above described property.

UNOFFICIAL COPY

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Property of Cook County Recorder's Office

DEPT-01 \$13.00
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42927 & C * 87-566147
COOK COUNTY RECORDER

Unit 204 as delineated on the survey of the following described real estate: That part of the East 721.22 feet of the South 347 feet of the North 32.52 acres of the West 1/2 of the Northwest 1/4 of Section 31, Township 37 North, Range 13, East of the Third Principal Meridian, described as follows: Beginning at the Northwest corner thereof, thence East on the North line thereof a distance of 121.22 feet, thence South on the West line of the East 600 feet of the West 1/2 of said Northwest 1/4 a distance of 310 feet; thence Southwesterly to a point in the South line thereof distance 100 feet East of the Southwest corner thereof, thence West on the South line thereof 100 feet to the West line of East 721.22 feet of the West 1/2 of the Northwest 1/4 of said Section, thence North of last described line 347 feet to the place of beginning, in Cook County, Illinois.

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Which survey is attached as Exhibit "A" to Declaration of Condominium Ownership and of Easements, Restrictions and Covenants for Fairway Condominium made by Union National Bank of Chicago, as Trustee under Trust Agreement dated July 28, 1967 and known as Trust Number 741 which Declaration was recorded with the Cook County Recorder of Deeds on March 30, 1979 as Document 24,899,133, together with its undivided percentage interest in the common elements as set forth in said Declaration, in Cook County, Illinois.

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