

87450342

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX

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THIS INDENTURE WITNESSETH, That the Grantor, ROBERT J. SHIELDS and CATHERINE M. SHIELDS, his wife, formerly known as CATHERINE M. RAPACZ of the County of Cook and State of Illinois, for and in consideration of the sum of TEN AND NO/100 Dollars (\$ 10.00), in hand paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged, Convey and Warranty unto State Bank of Countryside a banking corporation duly organized and existing under the laws of the State of Illinois, and duly authorized to accept and execute trusts within the State of Illinois, as Trustee under the provisions of a certain Trust Agreement, dated the 1st day of October, 1987, and known as Trust Number 87-354, the following described real estate in the County of Cook and State of Illinois, to-wit:

LOTS 1 AND 2 IN GRANVILLE RESUBDIVISION BEING A RESUBDIVISION OF Lot 109, 110 and 111 in Frank DeLugach's 87th Street Highlands being a Subdivision of the North 1/2 of the North East 1/4 of Section 5, Township 37 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois.

P. I. #24-05-211-028, 029 & 030	Village of <u>Oak Lawn</u>	Real Estate Transfer Tax	\$50	Village of <u>Oak Lawn</u>	Real Estate Transfer Tax	\$50
	Village of <u>Oak Lawn</u>	Real Estate Transfer Tax	\$20	Village of <u>Oak Lawn</u>	Real Estate Transfer Tax	\$60
	Village of <u>Oak Lawn</u>	Real Estate Transfer Tax	\$20	Village of <u>Oak Lawn</u>	Real Estate Transfer Tax	\$50

SUBJECT TO conditions, easements and restrictions of record; real estate taxes for 1987 and subsequent years.

TO HAVE AND TO HOLD the said real estate 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 real estate or any part thereof, to dedicate parks, streets, highways or a levee, and to vacate any subdivision or part thereof, and to re-subdivide 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 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 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 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 ends and the terms and provisions thereof at any time or times hereafter, to contract to make leases and to grant options to lease any portion 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 real estate, 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 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 in trust, in relation to said real estate, or to whom said real estate or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said Trustee, or any successor in trust, 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 this trust have been complied with, or be obliged to inquire into the authority, necessity or expediency of any act of said Trustee, or be obliged or prevented to make into any of the terms of said Trust Agreement, or in all amendments thereof, if any, and binding upon all beneficiaries hereunder, (c) that such successor or successor in trust, 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.

This conveyance is made upon the express understanding and condition that neither State Bank of Countryside, individually or as Trustee, nor its successor or successors in trust shall incur any personal liability or be subjected to any claim, judgment or decree for anything it or they or its agents or attorneys may do or omit to do in or about the said real estate or under the provisions of this Deed or said Trust Agreement or any amendment thereto, or for injury to person or property happening in or about said real estate and all such liability being hereby expressly waived and released. Any contract, obligation or indebtedness incurred or entered into by the trustee in connection with said real estate may be entered into 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 not individually (and the Trustee shall have no obligation whatsoever with respect to any such contract, obligation or indebtedness except only so far as the trust property and funds in the actual possession of the Trustee shall be applicable to the payment and discharge thereof). All personal and corporate claims, demands and whatsoever shall be charged with notice of this condition from the date of the filing for record of this Deed.

The interest of each and every beneficiary hereunder and under said Trust Agreement 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 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 real estate, as such, but only an interest in the earnings, avails and proceeds thereof as aforesaid, the intention hereof being to vest in said State Bank of Countryside 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 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 said Trustee shall not be required to produce the said agreement or a copy thereof, or any extracts therefrom, as evidence that any transfer, charge or other dealing involving the registered lands is in accordance with the true intent and meaning of the trust.

And the said grantor hereby expressly waive and release any and all right of 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 Robert J. Shields and Catherine M. Shields hereunto set their hands and seal s this 8th day of October, 1987.
ROBERT J. SHIELDS (SEAL) CATHERINE M. SHIELDS (SEAL)
CATHERINE M. RAPACZ (SEAL)

State of Illinois I, _____ a Notary Public in and for said County, County of Cook SS. in the state aforesaid, do hereby certify that ROBERT J. SHIELDS and CATHERINE M. SHIELDS, his wife, formerly known as CATHERINE M. RAPACZ,

personally known to me to be the same person(s) whose name(s) 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 therein set forth, including the release of the right of homestead, and of the right of homestead, and notary seal this 8th day of October, 1987.
Notary Public
My Commission Expires 7/3/90

STATE BANK OF COUNTRYSIDE
6724 Joliet Road
Countryside, Illinois 60526
(312) 485-3100

This space for affixing Riders and Revenue Stamps

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