

UNOFFICIAL COPY

87023147

DEED IN TRUST

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CAUTION: Consult a lawyer before using or acting under this deed. All warranties, including merchantability and fitness, are hereby disclaimed.

COOK COUNTY, ILLINOIS FILED FOR RECORD

1987 JAN 13 PM 2:35

87023147

THE GRANTOR Small Assemblies Co., Inc.,  
an Illinois Corporation

of the County of Cook and State of Illinois  
for and in consideration of ten (\$10.00)  
Dollars, and other good and valuable considerations in hand paid,  
Convey and (WARRANT        / QUIT CLAIM       ) \* unto  
**FIRST ILLINOIS BANK OF WILMETTE**  
ITS SUCCESSOR OR SUCCESSORS, as Trustee under the  
provisions of a trust agreement dated the 28th day of  
November, 1986 and known as Trust Number TWB-0536 (hereinafter referred  
to as "The trustee,") the following described real estate in the County of Cook  
and State of Illinois, to wit:

11.00

(The Above Space for Recorder Use Only)

HEREINAFTER CALLED "THE REAL ESTATE".

TO HAVE AND TO HOLD the real estate with the appurtenances upon the trusts and for the uses and purposes herein and in the trust agreement set forth.

Full power and authority are hereby granted to the trustee to subdivide and resubdivide the real estate or any part thereof; to dedicate parks, streets, highways or alleys; to vacate any subdivision or part thereof; to contract to sell; to grant options to purchase; to sell on any terms; to convey either with or without consideration; to convey the 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 the trustee; to donate, to dedicate, mortgage or otherwise encumber the real estate or any part thereof; to lease the real estate, or any part thereof, from time to time, in possession or reversion, by leases to commence in praesenti or in 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 the 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 easement appurtenant to the real estate or any part thereof; and to deal with the 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 the trustee in relation to the real estate, or to whom the real estate or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by the trustee, be obliged to see to the application of any purchase money, rent, or money borrowed or advanced on the real estate, or be obliged to see that the terms of the trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of the trustee, or be obliged or privileged to inquire into any of the terms of the trust agreement; and every deed, trust deed, mortgage, lease, or other instrument executed by the trustee in relation to the 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 delivery thereof the trust created herein and by the 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 herein and in the trust agreement or in any amendment thereof and binding upon all beneficiaries thereunder; (c) that the 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 beneficiary under the trust agreement and of all persons claiming under them or any of them shall be only in the possession, earnings, avails and proceeds arising from the mortgage, sale, or other disposition of the real estate, and such interest is hereby declared to be personal property, and no beneficiary under the trust agreement shall have any title or interest, legal or equitable, in or to the real estate as such, but only an interest in the possessions, 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 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 has hereunto set his hand and seal this 29th day of December, 1986.

Small Assemblies Co., Inc. (SEAL) John J. George (SEAL)  
By Vince Blakely, President

State of Illinois, County of Cook ss.

IMPRESS  
SEAL  
HERE

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Vince Blakely, Pres. of Small Assemblies Co., Inc. personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his 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 official seal, this 29th day of December 1986

Commission expires May 25 1988  
Joanne Raef  
NOTARY PUBLIC

Notary Public, State of Illinois  
My Commission Expires July 31, 1988  
John J. George, 100 W. Monroe, Chicago, IL 60603  
(NAME AND ADDRESS)

\*USE WARRANT OR QUIT CLAIM AS PARTIES DESIRE.

MAIL TO: FIRST ILLINOIS BANK OF WILMETTE  
(Name)  
1200 CENTRAL AVENUE  
(Address)  
WILMETTE, ILLINOIS 60091  
(City, State and Zip)  
ATTN: LAND TRUST  
RECORDER'S OFFICE BOX NO. 300

ADDRESS OF PROPERTY:  
1205 W. ROSEOE  
(Name)  
CHICAGO ILL 60657  
(Address)

THE ABOVE ADDRESS IS FOR STATISTICAL PURPOSES AND IS NOT A PART OF THIS DEED. SEND SUBSEQUENT TAX BILLS TO:

TAX No. 14-20-~~500~~ 009-0000

A952843 D1

1-9-87 no plat attached to deed  
Luzelle

REPRESENTATIVE TRANSACTION  
EXEMPT FROM TAXATION UNDER THE CHICAGO TRANSACTION TAX ORDINANCE  
BY PARAGRAPH (S) OF SECTION 200.1-286 OF SAID ORDINANCE

Section 9 AFFIX "RIDERS" OR REVENUE STAMPS HERE

Section 11-30-86  
Date

Buyer, Seller or Representative

# UNOFFICIAL COPY

Deed in Trust

FIRST ILLINOIS BANK OF

WILMETTE, TRUSTEE

TO

7-34 (Rev. 5/84)

A strip of land approximately 50 feet in width, located in the East 1/2 of the South West 1/4 of Section 20, Township 40 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois, as follows:

Commencing at the North West corner of the intersection of Racine Avenue and School Street in Chicago; thence West along the North line of School Street for a distance of approximately 244 feet to the point of beginning; thence North 26 degrees 45 minutes East, more or less, for a distance of approximately 530 feet to the West line of Racine Avenue; thence North along the West line of Racine Avenue for a distance of approximately 109 feet; thence South 26 degrees 45 minutes West, more or less, for a distance of approximately 654 feet to the North line of School Street; thence East along the North line of School Street for a distance of approximately 60 feet to the point of beginning; being part of that property conveyed by Mark Skinner and Elizabeth W. Skinner to Chicago and Evanston Railroad Company (Grantor's predecessor in interest), by Deed dated November 16, 1882 and recorded December 11, 1882 in Book 1276, Page 457.

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Clerk's Office

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RECORDED  
INDEXED  
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