

UNOFFICIAL COPY

This Indenture Witnesseth, that the Grantor ARTHUR J. CZIMER and

JULIA K. CZIMER, Husband and Wife,

of the County of Cook and State of Illinois for and in consideration

of Ten and No/100 ----- (\$ 0.00) ----- Dollars.

and other good and valuable considerations in hand paid, Convey and Warrant unto HERITAGE FIRST

NATIONAL BANK OF LOCKPORT, a National Banking Association, as Trustee under the provisions of a trust agreement

dated the 4th day of May 19 87, and known as Trust Number 72-19760

12<sup>00</sup>

the following described real estate in the County of Cook and State of Illinois, to-wit:

Unit 202 in Heritage Condominium Phase III as delineated on a survey of

the following described real estate:

Lot 1 and the West 80 feet of Lot 2 (except the South 238 feet of the East 66 feet) in Bee Dee's Subdivision of part of Lot 162 in Clearview Estate Unit 3, a subdivision of part of the Southeast 1/4 of Section 3, Township 36 North, Range 12 East of the third Principal Meridian, in Cook County, Illinois, which survey is attached as Exhibit "C" to the Declaration of Condominium recorded as Document 87025802, together with its undivided percentage interest in common elements, together with the exclusive right to use garage number 202, a limited common elements as delineated on the survey attached as Exhibit "C" to said declaration.

See Reverse Side

Exempt Under Provisions of Paragraph e, Section 1

Real Estate Transfer Tax 51587

Date 5/5/87 Buyer, Seller, or Representative

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and for the uses and purposes herein 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 sell on any terms, to convey either with or without consideration, to donate, to dedicate, to mortgage, pledge or otherwise encumber, to lease said property, or any part thereof, from time to time, by leases to commence in praesenti or in futuro, and upon any terms and for any period or periods of time not exceeding 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 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 said premises 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, to whom said premises, or any part thereof, shall be conveyed, contracted to be sold, leased or mortgaged by said trustee, and in no case shall any party dealing with said trustee in relation to said premises, 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 privileged or obliged to inquire into any of the terms of said trust agreement.

The interest of each and every beneficiary hereunder and of all persons claiming under them, is hereby declared to be personal property and to be in the earnings, avails and proceeds arising from the disposition of the premises; the intention hereof being to vest in the said HERITAGE FIRST NATIONAL BANK OF LOCKPORT the entire legal and equitable title in fee in and to all of the premises above described.

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 ha ye herunto set their hands and seal §

this 5th day of May 19 87.

This Instrument Prepared By  
MCKEON, FITZGERALD, ZOLLNER  
DUCK, SANGHEISTER & HUTCHISON, ATTORNEYS  
2455 Clearwood, Joliet, Illinois 60438  
Member of Cook County Bar Assoc.

Arthur J. Czimer (SEAL)  
ARTHUR J. CZIMER

Julia K. Czimer (SEAL)  
JULIA K. CZIMER

\_\_\_\_\_ (SEAL)

\_\_\_\_\_ (SEAL)

Tax ID. No.: 27-03-400-037-0000 M

71 08 946 L 2

87 254 514

**DEED  
IN TRUST**  
(WARRANTY DEED)

**UNOFFICIAL COPY**

TO  
HERITAGE FIRST NATIONAL BANK  
OF LOCKPORT  
TRUSTEE

PROPERTY ADDRESS

HERITAGE FIRST NATIONAL BANK  
OF LOCKPORT

814 SOUTH STATE STREET  
LOCKPORT, ILLINOIS 60441

Trust No. *Mail to*  
**BOX 333**

4-4-6-10

**333**

After recording, mail this instrument to:  
HERITAGE FIRST NATIONAL BANK OF LOCKPORT, ILLINOIS  
Trust Department  
814 South State Street  
Lockport, Illinois 60441

COOK COUNTY, ILLINOIS  
FILED FOR RECORD  
MAY 12 1987  
LOCKPORT, ILLINOIS  
87 254 514

Grantor also hereby grants to the grantee, its successors and assigns, as rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of said property set forth in the Declaration of Condominium, aforesaid, and grantor reserves to itself, its successors and assigns, the rights and easements set forth in said Declaration for the benefit of the remaining property described therein.  
This Deed is subject to all rights, easements, covenants, conditions, restrictions and reservations contained in said Declaration the same as though the provisions of said Declaration were recited and stipulated at length herein.

87 254 514

I, ARTHUR J. CZIMMER and JULIA K. CZIMMER, Husband and Wife  
a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY, That personally known to me to be the same person S whose name S are sub-scribed 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.  
Give under my hand and Notarial seal, this 5th day of May A. D. 19 87.  
*Arthur J. Czimmer*  
Notary Public

State of Illinois }  
County of Will }  
ss.

