

UNOFFICIAL COPY

DEED IN TRUST

WARRANTY

The above space for recorder's use only

88-505335

THIS INDENTURE WITNESSETH, That the Grantor **Frank Culjak**, married to **Vila Culjak**,

of the County of **Cook** and State of **Illinois** for and in consideration of **TEN & 00/00** dollars, and other good and valuable considerations in hand paid, Convey and Warranty unto **EAST SIDE BANK AND TRUST COMPANY**, an Illinois Banking Corporation, its successor or successors, 106th and South Ewing Avenue, Chicago, Illinois, 60617, as Trustee under a trust agreement dated the **26th** day of **October**, 19**88**, known as Trust Number **1494**, the following described real estate in the County of **Cook** and State of Illinois, to-wit:

Lots 36 and 37 in Block 136 in the Subdivision by the Calumet and Chicago Canal and Dock Company of Parts of Fractional Sections 6 and 7, Township 37 North, Range 15, East of the Third Principal Meridian, in Cook County, Illinois.

PIN 26-06-132-008 and 26-06-132-009

C/K/A 9621 S. Commercial Ave., Chicago, IL.

DEPT-DJ RECORDING \$12.25
T#2222 TRAN 3888 11/02/88 09:46:00
45381 & E# 4-ES-505335
COOK COUNTY RECORDER

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

Full power and authority is hereby granted to said trustee to subdivide and reestablish the real estate or any part thereof; to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof; to execute contracts to sell or exchange, or execute grants of options to purchase, to execute contracts 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 in such successor or successors in trust all of the title, estate, powers and authorities vested in the trustee, to donate, to dedicate, to mortgage, or otherwise encumber the real estate, or any part thereof; to execute leases of the real estate, or any part thereof, from time to time, in possession or reversion, by lease, or otherwise in present or future, and upon any terms and for any term or periods of time, and to execute renewals or extensions of leases upon any terms and for any period or periods of time and to execute amendments, changes or modifications of leases and the terms and provisions thereof at any time or times hereafter, to execute contracts to make leases and to execute options to lease and options to renew leases and options to terminate the whole or any part of the reversion and to execute contracts respecting the manner of having the amount of present or future profits, to execute grants of easements or changes of any kind, to release, convey or assign any right, title or interest in or about or connected with the real estate or any part thereof, and to deal with the title to 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 title to the real estate to deal with it, whether similar to or different from the ways above specified and at any time or times hereafter.

In no case shall any party dealing with said 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 fulfillment 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 as to 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, but not at the time of the delivery thereof the trust created herein and by the trust agreement was in full force and effect, 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 other instrument thereof and binding upon all beneficiaries, yet that the trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument and that 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 the trustee or his or her predecessor in trust.

The interest of each and every beneficiary hereunder 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 other disposition of said real estate, any 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 authorized 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, and the said grantor hereby expressly waives and releases 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 26th day of October 1988.

Frank Culjak (SEAL)
Frank Culjak (SEAL)

COOK COUNTY CLERK'S OFFICE
11/2/88

State of Illinois } ss. I, Joseph R. Mitchell a Notary Public in and for said County, in County of Cook }
Frank Culjak, married to Vila Culjak

personally known to me to be the same person whose name subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that signed, sealed and delivered the said instrument as 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 26th day of October 1988

Joseph R. Mitchell
Notary Public

ESB EAST SIDE BANK AND TRUST COMPANY
10035 EWING AVENUE, CHICAGO, ILLINOIS 60617
PHONE (312) 376-8700 • MEMBER FDIC
EAST SIDE • SOUTH DEERING • HEGEWISCH

For information only insert street address of above described property. Form 108
88-505335

Receipt under Real Estate Transfer Tax Act Sec. 4
Per E a Cook County Ord. 55104 Par
Date 2 Nov 88
Sign Joe M

Document Number
88-505335

UNOFFICIAL COPY

MAIL TO:

EAST SIDE BANK AND TRUST COMPANY
10635 Ewing Avenue
Chicago, Illinois 60617



SLIP
NO. 1-20 08X10A11
100 W. WASHINGTON ST.
CHICAGO, ILL. 60601

Property of Cook County Clerk's Office

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