

DEED dated December 24, 19 87,

by First Illinois Bank of Wilmette, as trustee under the provisions of a deed, or deeds in trust, duly recorded and delivered to the said bank in pursuance of a trust agreement dated the 10TH day of SEPTEMBER 1984, and known as Trust Number TWB-0322 grantor, in favor of ALBANY BANK AND TRUST COMPANY, TRUST NO. 11-4490, DATED 11/6/87

88040293

RECORDING TRAM 0641 01/27/88 13 17:00 #0076 # 13 * -88 -040293 COOK COUNTY RECORDER

(The Above Space For Recorder's Use Only)

3400 W. Lawrence, Chicago, IL grantee, WITNESSETH, That grantor, in consideration of the sum of * * * * * TEN AND NO/100 * * * * * Dollars and other good and valuable considerations in hand paid, and pursuant to the power and authority vested in the grantor, does hereby convey and quitclaim unto the grantee, in fee simple, the following described real estate, situated in the County of COOK and State of Illinois, to wit:

The Southwestly 3 feet of Lot 7 and all of Lot 8 (except the South Westerly 4 feet) in Subdivision of Lot 3 in Kimbell and Haussen's Subdivision of Lot 6 and a strip 25.1 feet at Northerly end and 1 foot wide at southerly end off North West side of Lot 7 and so much of Lot 5 as lies within Haussen Court of Davlin, Kelly and Carroll's Subdivision of North West 1/4 Section 26, Township 40 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

SEE RIDER ATTACHED HERETO AND MADE A PART HEREOF

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and commonly known as: 3018 N. AVERS AVENUE, CHICAGO, IL 60618 together with the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining.

Real Estate Tax Number(s): 13-26-109-047 88040293

IN WITNESS WHEREOF, the grantor as trustee aforesaid, has caused its corporate seal to be hereto affixed and has caused its name to be signed and attested to this deed by its duly authorized officers the day and year set forth above.

ATTEST: [Signature] Secretary

FIRST ILLINOIS BANK OF WILMETTE as trustee aforesaid BY: [Signature] Vice President & Trust Officer

State of Illinois, County of COOK ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that the persons whose names are subscribed to this deed are personally known to me to be duly authorized officers of the First Illinois Bank of Wilmette and THAT THEY appeared before me this day in person and severally acknowledged that they signed and delivered this deed in writing as duly authorized officers of said corporation and caused the corporate seal to be affixed thereto pursuant to authority given by the Board of Directors of said corporation as their free and voluntary act, and as the free and voluntary act of said corporation for the uses and purposes therein set forth.

Given under my hand and official seal, this 22ND day of JANUARY 19 88 Commission expires EDNA W. ROSS MY COMMISSION EXPIRES MAY 9, 1989 [Signature] NOTARY PUBLIC

This instrument was prepared by First Illinois Bank of Wilmette. Edna W. Ross

AFFIX "RIDERS" OR REVENUE STAMPS HERE

ADDRESS OF PROPERTY 3018 NORTH AVERS AVENUE CHICAGO, IL 60618

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

MAIL TO: [Signature] (Name) 2750 N. Milwaukee Ave #205A (Address) Chicago, IL 60618 (City, State, and Zip) OR RECORDER'S OFFICE BOX NO. 158

UNOFFICIAL COPY

Property of Cook County Clerk's Office

* CITY OF CHICAGO *
 * REAL ESTATE TRANSACTION *
 * DEPT. OF REVENUE JAN 27 88 *
 * 18.11158 *

RECEIVED
 645.00

80190233

TRUSTEE'S DEED

FIRST ILLINOIS BANK OF WILMETTE

As Trustee

TO

UNOFFICIAL COPY

RIDER ATTACHED TO TRUSTEE'S DEED DATED December 24, 1987, FROM FIRST ILLINOIS BANK OF WILMETTE, as Trustee under the provisions of a deed or deeds in trust, duly recorded and delivered to said Company in pursuance of a Trust Agreement dated the 10TH day of SEPTEMBER, 1984, and known as Trust Number TWB-0322, to ALBANY BANK AND TRUST COMPANY, as Trustee under the provisions of a Trust Agreement dated the 6TH day of NOVEMBER, 1987, and known as Trust Number 11-4490.

THIS CONVEYANCE IS MADE PURSUANT TO DIRECTION AND WITH AUTHORITY TO CONVEY DIRECTLY TO THE TRUST GRANTEE NAMED HEREIN, THE POWERS AND AUTHORITY CONFERRED UPON SAID TRUST GRANTEE ARE AS FOLLOWS:

TO HAVE AND TO HOLD the said premises with 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 subdivision or part thereof, and to resubdivide said property as often as desired, to contract to sell, to grant options to purchase, to sell or 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 or 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 praesenti or 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 present or future rentals, to partition or to exchange said property, or any part thereof, for other real or personal property, to grant easement or changes 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 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 owing the same to deal with the same, whether similar to or different from the ways above specified, at any time or times hereafter.

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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 trust 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, (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 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 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 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.