

UNOFFICIAL COPY

87824C437

TRUSTEE'S DEED IN TRUST

88088389

2/86-WP

The above space for recorder's use only

THIS INDENTURE, made this 19th day of February, 1988, between JEFFERSON STATE BANK, a corporation of Illinois, as Trustee under the provisions of a deed or deeds in trust, duly recorded and delivered to said Trustee in pursuance of a trust agreement dated the 11th day of January, 1988, and known as Trust Number 1531, party of the first part, and Cosmopolitan National Bank of Chicago as Trustee under Trust Agreement dated February 18, 1988 and known as Trust No. 28513.

party of the second part.

Grantee's Address: 801 N. Clark Street, Chicago, Illinois 60602

WITNESSETH, that said party of the first part, in consideration of the sum of Ten Dollars, and other good and valuable considerations in hand paid, does hereby quit claim and convey unto said party of the second part, the following described real estate, situated in Cook County, Illinois to-wit:

SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF:

88088389

V P.I.N. 03-18-101-012

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

All power and authority is hereby granted to said trustee to subdivide and redivide the real estate or any part thereof, to dedicate parks, streets, highways or alleys and to create any subdivisions or parts thereof, to execute contracts to sell or exchange or execute grants of options to purchase, to execute contracts to sell or grant to said successor or successors in trust all of the title, estate, power and authority vested in the trustee to dispose, to mortgage, to lease 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, to enter to commence in payment of future, and upon long term, and for any period of time, and to execute renewals or extensions of leases upon any terms and for any period of time, and to execute amendments, releases or modifications of leases upon the terms and provisions thereto at any time or times hereafter, to execute contracts to make leases and to execute contracts to lease and options to lease or options to purchase the whole or any part of the reservation and to execute contracts respecting the amount of rent, the amount of present or future rentals, to execute grants of easements or charges of any kind, to execute covenants or restrictions, or covenants or agreements of any kind, or any other form of instrument or agreement appurtenant to the real estate or any part thereof, and to deal with the title to said real estate in any manner, and in any other way and for such other considerations as at would be lawful for any person owning the title to the real estate to do, or in any other manner different from the ways above specified and at any time or times hereafter.

In the event of any acts dealing with and relating to the real estate, or to whom the real estate or any part thereof shall be assigned, transferred, sold, leased or mortgaged by the trustee, he shall be obliged to see to the application of any purchase money, rent or money received thereon in accordance with the terms of the trust, or to be obliged to see that the terms of the trust have been complied with, or be obliged to inquire, in the event of any acts of any kind of the trustee, to be obliged or prorogued 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 law of being given, taken or made in accordance with any such conveyance, lease or other instrument, so that at the time of the delivery thereof the trust created between the parties in writing under any such conveyance, lease or other instrument, so that such conveyance or other instrument was executed in accordance with the terms and conditions contained therein, and in the trust agreement or any amendments thereto and binding upon all beneficiaries, trustees, executors and administrators contained therein, and in the trust agreement or any amendments thereto and binding upon all beneficiaries, so that the trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument and so that the trustee was liable in a receiver or successress in trust that such successor or successor-in-trust have been properly appointed and are fully vested with all the title, estate rights, powers, reddit, and duties and obligations of the trustee 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, income, and the rents and proceeds arising from the same, mortgage or other dispositions of the real estate, and such interest is hereby declared to be personal property, and no beneficiary shall have any title or interest, legal or equitable, in or to the real estate as such, but only an interest in the annuity payments, if any, and contingent interest.

R8 If the title to any of the above lands is now or hereafter registered, the Register of Titles is hereby directed not to record or note on 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.

This deed is executed pursuant to and in the exercise of the power and authority granted to and vested in Grantor by the terms of and deed or deeds in trust pursuant to the trust agreement above mentioned. This deed is subject to the lien of every trust deed or mortgage of any kind held by record in said county given to secure the payment of money, and remaining unreleased at the date hereof.

IN WITNESS WHEREOF, Grantor has caused its corporate seal to be hereunto affixed and has caused its name to be signed to these presents by its X Asst. Trust Officer and attested by its Trust Officer this 19th day of February, 1988.

JEFFERSON STATE BANK

As Trustee as aforesaid.

Grantor

Pending 350-1000

Prepared By: Daniel H. Brown T-21-88
Attest: Lou Ann Silvestri Asst. Trust Officer

Asst. Trust Officer

MAIL TO: DANIEL H. BROWN, 53 W. JACKSON, #809, CHICAGO, IL 60604

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STATE OF ILLINOIS }
COUNTY OF COOK } SS

On February 22, 1988 the foregoing instrument was acknowledged before me by
Penelope Jackson, Trust Officer
of JEFFERSON STATE BANK, an Illinois corporation and by Lou-Ann T. Silvestri, Asst. Trust Officer
of JEFFERSON STATE BANK, an Illinois corporation and by Jefferson State Bank, all on behalf of said Bank.

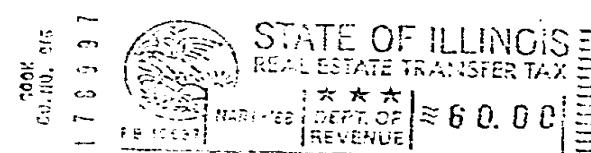
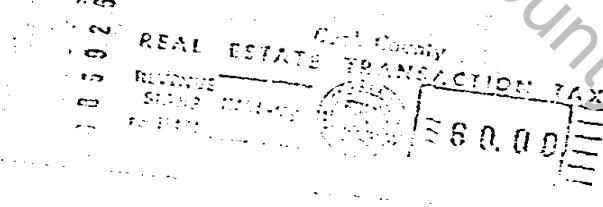
This instrument was prepared by:
Jefferson State Bank "OFFICIAL SEAL"
Notary Public, State of Illinois
BY: Penelope Jackson My Commission Expires 6/03/91
5301 W. Lawrence Ave., Chicago, Illinois 60630 Joyce A. Bandur, Notary Public
My Commission Expires: 6/3/91

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Y
NAME DANIEL H. BROWN
STREET 53 W. JACKSON #809
CITY CHICAGO, IL 60604
OR
BOX:

2515 Greenwood Ct., Arlington Heights, IL 60004
For information only. Insert street address of
above described property. Illinois
60004

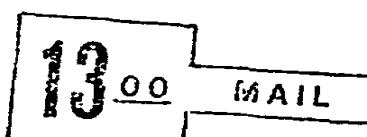
Send subsequent Tax Bills to:
COSMO. T/UIT 28513
801 N. CLARK, CHIC. 60610
Name _____
Address _____

-88-088489



DEPT-01 \$13.25
T#4444 TRAN 0853 03/01/88 13.49.00
#7674 # D * 88-088489
COOK COUNTY RECORDER

88088489



LEGAL DESCRIPTION
UNOFFICIAL COPY

THAT PART OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 18, TOWNSHIP 42
NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:
BEGINNING AT A POINT IN THE CENTER LINE OF RAND ROAD 851.4 FEET SOUTH 48
DEGREES 7 MINUTES EAST FROM INTERSECTION OF SAID CENTER LINE WITH A LINE 10
RODS SOUTH OF AND PARALLEL WITH THE NORTH LINE OF SAID SECTION; THENCE SOUTH
41 DEGREES 53 MINUTES WEST 449.4 FEET FOR A PLACE OF BEGINNING; THENCE WEST
375.25 FEET TO A POINT 579.89 FEET AS MEASURED NORTH 89 DEGREES 39-1/2 MINUTES
EAST FROM THE WEST LINE OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 18
AFORESAID; THENCE SOUTH 206.24 FEET ALONG A LINE PARALLEL WITH SAID WEST LINE
OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SAID SECTION 18 AFORESAID, THENCE EAST
458.95 FEET; THENCE NORTHWESTERLY 222.58 FEET TO THE PLACE OF BEGINNING, IN
COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office
RECORDED