

UNOFFICIAL COPY

This Indenture Witnesseth, That the Grantors, **WALTER MITZIGA** and **FLORENCE MITZIGA, his wife** of the County of **Cook** and the State of **Illinois** for and in consideration of **TEN AND 00/100** Dollars, and other good and valuable consideration in hand paid, Convey and Warrant unto **LaSalle National Bank**, a national banking association, of **135 S. LaSalle Street, Chicago, Illinois**, its successor or successors as Trustee under the provisions of a trust agreement dated the **20th** day of **November** 19 **87** known as Trust Number **112849**, the following described real estate in the County of **Cook** and State of **Illinois**, to-wit:

SEE ATTACHED

Prepared by: **Lawrence S. Adler, 300 W. Washington St., Chicago, IL 60606**
Property Address: **Parcel 1: 2772 E. 75th St., 5A-N, Chicago, IL 60649**
Parcel 2: 7405 Stony Island Ave., Chicago, IL 60649
Permanent Real Estate Index No.:
Parcel 1: 21-30-123-021-1077 TP
Parcel 2: 20-25-131-001-0000 and 20716
20-25-131-002-0000 20717 P 18
CBO

To have and to hold the said premises with the appurtenances, upon the trusts and for 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 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 present 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 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 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 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 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 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, and (d) if the conveyance is made to a successor of 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 cases made and provided.

And the said grantor **S** 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 **S** aforesaid have herunto set their hand and seal **S** this **20th** day of **November**, 19 **87**.

(SEAL) **Walter Mitziga** **Florence Mitziga**
WALTER MITZIGA **FLORENCE MITZIGA**

MAIL TO: **LA SALLE NATIONAL BANK**
135 S. LA SALLE ST.
CHICAGO, IL 60649

88100014

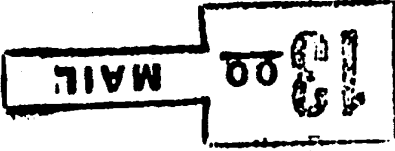
88100014

Deed in Trust
Warranty Deed

Address of Property

UNOFFICIAL COPY

To
Lesalle National Bank
Trustee



Lesalle National Bank
115 South LaSalle Street
Chicago, Illinois 60690

Form #8277-10

510001-88-
8210017

Property of Cook County Clerk's Office

DEPT-01 RECORDING 918.00
MESSAGE TRAN SR87 03/09/88 13:11:00
13 1-88-100014
COOK COUNTY RECORDER

My commission expires July 15, 1989

Notary Public

Given under my hand and seal this 20th day of August A.D. 19 87
for the uses and purposes therein set forth, including the release and waiver of the right of homestead,
they signed, sealed and delivered the said instrument as their free and voluntary act,
subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that
personally known to me to be the same persons whose names are

WALTER MITZGA and FLORENCE MITZGA, his wife

Notary Public in and for said County, in the State aforesaid, do hereby certify that

State of Illinois
County of Cook

LAWRENCE S. ADLER

51000188

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Parcel 1:

North Unit 5A as delineated on survey of Lots 157 and 160 in Division 3 of South Shore Subdivision of the North fractional half and part of the East half of the South West quarter and the South East fractional quarter of fractional Section 30, Township 38 North, Range 15 East of the Third Principal Meridian, in Cook County, Illinois, which survey is attached as Exhibit "A" to Declaration made by 2772 East 75th Street Corporation, recorded in the Office of the Recorder of Cook County, Illinois, as Document 19006828, together with an undivided 1.587% interest in said Lots 157 and 160 in Division 3 of South Shore Subdivision, a subdivision as aforesaid (excepting from said Lots 157 and 160 all the land, property and space known as North Units 2-A to 2-H both inclusive, 2-J to 2-N both inclusive, 3-A, 3-B, 3-E, 3-F, 3-G, 3-H, 3-M, 3-N, 4-A to 4-H both inclusive, 4-J to 4-N both inclusive, 5-A, 5-B, 5-E, 5-F, 5-G, 5-H, 5-M, 5-N, South Units 2-A to 2-H both inclusive, 2-J to 2-N both inclusive, 3-A, 3-B, 3-E, 3-F, 3-G, 3-H, 3-M, 3-N, 4-A to 4-H both inclusive, 4-J to 4-N both inclusive, 5-A, 5-B, 5-E, 5-F, 5-G, 5-H, 5-M, 5-N as said units are delineated on said survey. (2772 E. 75th St., Unit 5A-N, Chicago, IL 60649)

Parcel 2:

Lots 16, 17 and 18 in Platts Subdivision of Lots 14 to 16 in Blk. 14 of Conrad Seipps Subdivision of the West half of the North West quarter of Section 25, Township 38 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois. (7405 Stony Island Ave., Chicago, IL 60649)