

UNOFFICIAL COPY

NORMA J. HAWORTH
Land Trust Officer

Secretary/Clerk

THOMAS M. PHILLIPS
Vice President

Norma J. Haworth

ATTEST:

AVENUE BANK & TRUST COMPANY
OF OAK PARK
OAK PARK, ILLINOIS

as Trustee as aforesaid,

By

This deed is executed pursuant to and in the exercise of the power and authority granted to and vested in said trustee by the terms of said deed or deeds in trust delivered to said trustee in pursuance of the trust agreement above mentioned. This deed is made subject to the lien of every trust deed or mortgage (if any there be) of record in said county given to secure the payment of money and remaining unreleased at the date of the delivery hereof.

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its Vice President and Secretary/Clerk, the day and year first above written.

TO HAVE AND TO HOLD the same unto said part Y of the second part together with the tenement and appurtenances thereunto belonging.

Subject to: Taxes for 1987 and subsequent years, existing leases and tenancies, covenants, conditions and restrictions of record, terms and provisions of easements in legal description.

Common Address: 416-420 Thatcher, River Forest, Illinois 60305
Permanent Index Numbers: 15-11-211-004 Part of 15-11-211-006
15-11-211-005
Legal Description: SEE EXHIBIT "B" ATTACHED

of the city of Chicago, County of Cook, Illinois, do hereby grant, sell and convey unto said part Y of the second part, ~~to have and to hold~~ the following described real estate, situated in Cook County, Illinois, to-wit:

State of Illinois, part Y of the second part.
WITNESSETH, that said party of the first part, in consideration of the sum of ten and no/100ths Dollars, (\$ 10.00) and other good and valuable considerations in hand paid, does hereby grant, sell and convey unto said part Y of the second part, ~~to have and to hold~~ the following described real estate, situated in Cook County, Illinois, to-wit:

33 North LaSalle
of the city of Chicago, County of Cook, Illinois, do hereby grant, sell and convey unto said part Y of the second part, ~~to have and to hold~~ the following described real estate, situated in Cook County, Illinois, to-wit:

the 1st day of January 19 85, and known as Trust Number 4169, party of Chicago as trustee under Trust Agreement No. 105041-08 dated April 15, 1988 the first part, and AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO as trustee

A. D. 19 88, between AVENUE BANK & TRUST COMPANY OF OAK PARK, OAK PARK, ILLINOIS

Made this 16th day of May

88225047

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
DEPT. OF REVENUE
242.50

COOK COUNTY
REAL ESTATE TRANSACTION TAX
242.50

174.00

\$2.50
Village of River Forest
Real Estate Transfer Tax

\$20
Village of River Forest
Real Estate Transfer Tax

\$100
Village of River Forest
Real Estate Transfer Tax

\$20
Village of River Forest
Real Estate Transfer Tax

\$100
Village of River Forest
Real Estate Transfer Tax



71-61-430 (02)

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82

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STATE OF ILLINOIS, }
COUNTY OF COOK, } ss:

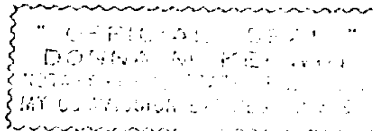
I, the undersigned a Notary Public in and for said County,
in the State aforesaid, DO HEREBY CERTIFY that THOMAS M. PHILLIPS

Vice President of Avenue Bank & Trust Company of Oak Park, Illinois, and NORMA J. HAWORTH

~~Secretary~~ thereof, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Vice President and ~~Secretary~~ respectively, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary act, and as the free and voluntary act of said Bank, for the uses and purposes therein set forth; and the said ~~Secretary~~ did also then and there acknowledge that he is custodian of the corporate seal of said Bank did affix the said corporate seal of said Bank to said instrument as his own free and voluntary act, and as the free and voluntary act of said Bank for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 18th day of May A.D. 19 88

Donna M. Kaswin
NOTARY PUBLIC.



COOK COUNTY, ILLINOIS
FILED FOR RECORD

88225047

1988 MAY 26 AM 11:43

88225047

Box No. _____
Trustee's Deed

AVENUE BANK & TRUST COMPANY
OF OAK PARK
OAK PARK, ILLINOIS

TRUSTEE
TO

Mack To

AVENUE BANK & TRUST COMPANY
OF OAK PARK
104 N. OAK PARK AVENUE
OAK PARK, ILLINOIS 60301

FORM 8813 Reprinted from ILLINOIS FINANCIAL, INC.

BAK 333

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THIS CONVEYANCE IS MADE PURSUANT TO DIRECTION AND WITH AUTHORITY TO CONVEY DIRECT TO THE TRUST GRANTEE NAMED HEREIN. THE POWERS AND AUTHORITY CONFERRED UPON SAID TRUST GRANTEE ARE RECITED AND INCORPORATED THEREIN BY REFERENCE TO THIS DEED IS EXECUTED PURSUANT TO AND IN THE EXERCISE OF THE POWER AND AUTHORITY GRANTED TO AND VESTED IN SAID TRUSTEE BY THE TERMS OF SAID DEED IN TRUST DELIVERED TO SAID TRUSTEE IN PURSUANCE OF THE TRUST AGREEMENT ABOVE MENTIONED.

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 the present or in the future, and upon any terms and for any period or periods of time, not exceeding in the case of any single demise the term of 198 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 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 assessment 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 to inquire into any of the terms of said trust agreement; and every 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, 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 hereunder, (c) that said trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, 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 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.

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THE EAST 21 FEET OF THE WEST 34 FEET 3 INCHES (AS MEASURED AT RIGHT ANGLES TO THE WEST LINE THEREOF) OF THE FOLLOWING DESCRIBED PROPERTY TAKEN AS A TRACT:

LOT 5 AND LOT 6 (EXCEPT THE SOUTHERLY 35 FEET THEREOF NOW OCCUPIED AND USED AS STREET) IN W. H. WHITEHEAD'S ADDITION TO RIVER FOREST, BEING A SUBDIVISION OF THE WEST 212 1/2 FEET OF THE EAST 492 1/2 FEET SOUTH OF THE CENTER OF WEST ST. CHARLES ROAD AND NORTH OF RAILROAD (EXCEPT THE EAST 45 FEET AND EXCEPT THE NORTH 40 FEET THEREOF USED FOR STREET) OF THE NORTH EAST 1/4 OF SECTION 11, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 3:
 AREA "B":
 EASEMENT FOR INGRESS AND EGRESS TO AND FROM PARCEL 2, AREA "A", AS CREATED BY DEED DATED JUNE 2, 1987 AND RECORDED JUNE 2, 1987 AS DOCUMENT 87297569 FROM ROBERT HAGENSON AND JAMES KEEFER TO STEPHEN C. LAU OVER THE FOLLOWING DESCRIBED PROPERTY:

THE WEST 13 FEET 3 INCHES (AS MEASURED AT RIGHT ANGLES TO THE WEST LINE THEREOF) OF THE FOLLOWING DESCRIBED PROPERTY TAKEN AS A TRACT:

LOT 5 AND LOT 6 (EXCEPT THE SOUTHERLY 35 FEET THEREOF NOW OCCUPIED AND USED AS STREET) IN W. H. WHITEHEAD'S ADDITION TO RIVER FOREST, BEING A SUBDIVISION OF THE WEST 212 1/2 FEET OF THE EAST 492 1/2 FEET SOUTH OF THE CENTER OF WEST ST. CHARLES ROAD AND NORTH OF RAILROAD (EXCEPT THE EAST 45 FEET AND EXCEPT THE NORTH 40 FEET THEREOF USED FOR STREET) OF THE NORTH EAST 1/4 OF SECTION 11, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 1:
 LOTS 3 AND 4 IN WHITEHEAD'S ADDITION TO RIVER FOREST, BEING A SUBDIVISION OF THE WEST 212 1/2 FEET OF THE EAST 492 1/2 FEET SOUTH OF THE CENTER OF WEST ST. CHARLES ROAD AND NORTH OF THE RAILROAD (EXCEPT THE EAST 45 FEET AND EXCEPT THE NORTH 40 FEET THEREOF USED FOR STREET) OF THE NORTH EAST 1/4 OF SECTION 11, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

LEGAL DESCRIPTION

416-420 Thatcher
 River Forest, IL 60305

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