

UNOFFICIAL COPY

TRUSTEE'S DEED

1988 JUN -2 PM 3:05

88236158

FORM 100 W.S.B.

THE ABOVE SPACE FOR RECORDERS USE ONLY

THIS INDENTURE, made this 20th day of May, 1988, between MICHIGAN AVENUE NATIONAL BANK OF CHICAGO, a National Banking Association, as Trustee under the provisions of a deed or deeds in trust, duly recorded and delivered to said corporation in pursuance of a trust agreement dated the 28th day of June, 1978, and known as Trust Number 2874, party of the first part, and MIDWEST BANK AND TRUST COMPANY AS TRUSTEE U/T/A dated December 12, 1986 and also known as Trust No. 86-125140 whose address is: 1606 N. HARLEM AVENUE, ELMWOOD PARK, IL. 60635

part y of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of (\$10.00) TEN DOLLARS AND No/100----- dollars, and other good and valuable considerations in hand paid, does hereby grant, sell and convey unto said part y of the second part,

the following described real estate, situated in Cook County, Illinois, to-wit:

The Southwesterly 45 feet of Lots 12, 13 & 14 in Block 1 in Pickets Addition to Chicago in Section 6, Township 39 North, Range 14 East of the Third Principal Meridian described as follows: Beginning at the Southerly corner of said Lot 12 (said corner being the Northerly intersection of Wood Street and Wicker Park Street) thence Northeasterly along the Westerly line of Wood Street 45 feet thence Northwesterly parallel with the Northerly line of Wicker Park Street 80 feet, more or less, to the Westerly line of Lot 14 in Block 1 aforesaid, thence Southwesterly along the Westerly line of said Lot 14, 45 feet, more or less, to the Northerly line of Wicker Park Street, Thence Southeasterly along said Northerly line of Wicker Park Street 80 feet, more or less, to the place of beginning in Cook County, Illinois.

P.I.N. 17-06-218-028

together with the tenements and appurtenances thereunto belonging.

To Have and to Hold the same unto said part y of the second part

THIS CONVEYANCE IS MADE PURSUANT TO DIRECTION AND WITH AUTHORITY TO CONVEY DIRECTLY TO THE GRANTEE NAMED HEREIN, "TRUSTEE". THE POWERS AND AUTHORITY CONFERRED UPON SAID TRUSTEE ARE RECITED ON EXHIBIT "A" ATTACHED HERETO AND INCORPORATED HEREIN BY REFERENCE.

★ CITY OF CHICAGO ★
★ REAL ESTATE TRANSFER TAX ★

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 public in full of every trust deed or mortgage (if any there be) of record in said county given to secure the payment of money and remaining unrecorded as the date of the delivery hereof.

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and its trustee's name to be signed to these presents by its vice-president and attested by its assistant secretary, the day and year first above written.

Michigan Avenue National Bank
as Trustee as aforesaid,

By

Vice-President

Attest

Assistant Secretary

STATE OF ILLINOIS
COUNTY OF COOK

I, The Undersigned
A Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY, that
ROBERT LOPARDO
Vice-President of the MICHIGAN AVENUE NATIONAL BANK, and
NANCY RODIGHIERO
Assistant Secretary of said Corporation, personally known to me to be the same persons whose names are

subscribed to the foregoing instrument as such Vice-President and Assistant 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 Corporation, for the use and purposes therein set forth, and the said Assistant Secretary did also then and there acknowledge that he, as custodian of the corporate seal of said Corporation, did affix the said corporate seal of said Corporation to said instrument as his own free and voluntary act and as the free and voluntary act of said Corporation, for the use and purposes therein set forth.

Given under my hand and Notarial Seal this 20th day of May, 1988

Notary Public

NAME PAUL R. BACHTA
STREET 1741 West Chicago Avenue
CITY Chicago, ILLINOIS 60622
INSTRUCTIONS BOX 333 - GG

FOR INFORMATION ONLY
INSERT STREET ADDRESS OF ABOVE
DESCRIBED PROPERTY HERE

1316-18 North Wood Street
Chicago, IL

RECORDER'S OFFICE BOX NUMBER
DOCUMENT PREPARED BY:

THIS INSTRUMENT WAS PREPARED BY
MICHIGAN AVENUE NATIONAL BANK
OF CHICAGO
30 NORTH MICHIGAN AVENUE
CHICAGO, ILLINOIS

STATE OF ILLINOIS
DEPARTMENT OF REVENUE
OFFICE OF THE CLERK OF THE COURT
CLERK OF THE COURT

12.00

COOK COUNTY
CLERK OF THE COURT
OFFICE OF THE CLERK OF THE COURT

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Property of Cook County Clerk's Office

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EXHIBIT "A" 88236158

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 praesenti 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 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 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 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 use 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.

County Clerk's Office

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