

UNOFFICIAL COPY 88275366

This Indenture Witnesseth, That the Grantor Chicago Title and Trust Company as Trustee under Trust Agreement dated March 31, 1988 and known as Trust No. 5-69107 of the County of Cook and State of Illinois for and in consideration of ten and 00/100 (\$10.00) Dollars, and other good and valuable considerations in hand paid, Conveys and ~~WARRANTS~~ Quit Claims unto the SUBURBAN TRUST AND SAVINGS BANK, a corporation of Illinois, as Trustee under the provisions of a trust agreement dated the 1st day of June 1988, known as Trust Number 4146, the following described real estate in the County of Cook and State of Illinois to-wit:

THAT PART OF THE SOUTH EAST 1/4 OF THE INDIAN BOUNDARY LINE, OF SECTION 22, TOWNSHIP 36 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS:

\$18.00

BEGINNING AT THE SOUTH WEST CORNER OF OUTLOT 'B' IN OAK FOREST INDUSTRIAL PARK UNIT NO. 1, BEING A RECORDED SUBDIVISION IN SAID SOUTH EAST 1/4; THENCE NORTH 89 DEGREES 45 MINUTES 40 SECONDS EAST, ALONG THE SOUTH LINE OF SAID OUTLOT 'B' 381.28 FEET TO THE SOUTH EAST CORNER THEREOF; THENCE SOUTH 0 DEGREES 14 MINUTES 20 SECONDS EAST ALONG THE WEST LINE OF LOTS 7 thru 12 IN SAID OAK FOREST INDUSTRIAL PARK UNIT NO. 1 AND THE WEST LINE OF LOTS 17 and 18 IN OAK FOREST INDUSTRIAL PARK UNIT NO. 2, 762.36 FEET TO THE NORTH LINE OF LOT 24 IN OAK FOREST INDUSTRIAL PARK UNIT NO. 3, THENCE SOUTH 89 DEGREES 45 MINUTES 40 SECONDS WEST, ALONG THE NORTH LINE OF SAID UNIT NO. 3, 382.00 FEET, THENCE NORTH 0 DEGREES 14 MINUTES 20 SECONDS WEST 486.72 FEET; THENCE NORTH 46 DEGREES 36 MINUTES 40 SECONDS WEST 189.66 FEET; THENCE NORTHEASTERLY ALONG THE SOUTHERLY LINE OF THE WEST LEG OF THE DAN RYAN EXPRESSWAY TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS AND CONTAINING 7.119 ACRES MORE OR LESS

Address of Property: 4325 Frontage Road, Oak Forest, Illinois PREIN: 28-22-404-016 and 28-22-404-017

TO HAVE AND TO HOLD the said premises with the 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 on any terms, to convey either with or without consideration, 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 that 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 and (c) that said trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument.

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 state in such case 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.

In Witness Whereof, the grantor aforesaid has hereunto set its hand and seal this 20th day of JUNE 1988.

ATTEST: [Signature] (Seal) Chicago Title and Trust Company, as Trustee as aforesaid (Seal) Its: [Signature] (Seal) BY: [Signature] (Seal) Its: [Signature]

This instrument prepared by: William Biederman Katz Randall & Weinberg 200 N. LaSalle St., Suite 2300, Chicago, Illinois 60601

Return to Recorders Box 340

LOK

71-70-816-07

Real Estate Transfer Tax Apt. Section 4.

[Signature]

Buyer, Seller or Representative

6-20-88

Date

88275366

UNOFFICIAL COPY

BOX NO. _____

TRUST NO. _____

Deed in Trust

WARRANTY DEED

TO
SUBURBAN TRUST &
SAVINGS BANK
TRUSTEE

Property of Cook County Clerk's Office

RETURN TO RECORDERS BOX 340

LOK

1988 JUN 23 PM 1:12

COOK COUNTY, ILLINOIS
FILED FOR RECORD

88275366

" OFFICIAL SEAL "
FRANCES A. HESS
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 12/10/91

personally known to me to be the same persons whose name s are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

GIVEN under my hand and seal this _____ day of _____ A.D. 1988

Notary Public: _____
Frances A. Hess

a Notary Public in and for said County, in the State aforesaid, do hereby certify that
S. Myrtle Payton, G. Co. V. R. Co.
Adelle Nelson, Co. V. R. Co.

STATE OF Illinois }
COUNTY OF Cook }
I, *Frances A. Hess* } ss

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