

# UNOFFICIAL COPY

TRUSTEE'S DEED  
IN TRUST

12.00

COOK COUNTY ILLINOIS 89400745  
BOOK FOR RECORD

1989 AUG 28 PM 1:30

89400745

(The above space for recorders use only)

THIS INDENTURE, made this 10th day of August, 1989, between DEERBROOK STATE BANK a corporation of Illinois as Trustee under the provisions of a deed or deeds in trust, duly recorded and delivered to said bank in pursuance of a trust agreement dated the 8th day of March, 1988, and known as Trust Number 468, party of the first part, and American National Bank and Trust Company of Chicago as Trustee under Trust Agreement dated July 18, 1989 and known as Trust Agreement Number 10877-01 of 33 N. LaSalle St., Chicago, Illinois 60602 parties of the second part,

WITNESSETH, that said party of the first part, in consideration of the sum of ten and no/100 (\$10.00) dollars, and other valuable considerations in hand paid, does hereby grant, sell and convey unto said parties of the second part, the following described real estate, situated in Cook County, Illinois, to wit:

Lot 13 (except the South 10 feet) and (except the East 46 feet 1 7/8 inches the South 1/2 of Lot 14 (except the East 46 feet 1 7/8 inches thereof) in Block 10 of Duncan's Addition to Chicago, a subdivision of the East 1/2 of the North East 1/4 of Section 17, Township 39 North, Range 14 East of the Third Principal Meridian in Cook County, Illinois

OFFICE OF CHICAGO REAL ESTATE TRANSACTION TAX



Index Number: 17-17-222-023-000

CITY OF CHICAGO REAL ESTATE TRANSACTION TAX

DEPT. OF REVENUE AUG 28 '89

64.50

STATE OF ILLINOIS REAL ESTATE TRANSFER TAX 137.50

TO HAVE AND TO HOLD the same unto said parties of the second part forever.

This conveyance made pursuant to direction and with authority to convey directly to the Trustee Grantee named herein. The powers and authority conferred upon said Trustee Grantee are recited on the rider attached on reverse side hereto and incorporated herein by reference.

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 remains unreleased at 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 has caused its name to be signed to these presents by its President and attested by its Trust Officer, the day and year first above written.

CITY OF CHICAGO REAL ESTATE TRANSACTION TAX

DEPT. OF REVENUE AUG 28 '89

999.00

DEERBROOK STATE BANK as Trustee as aforesaid

By Glenn Dunning PRESIDENT

Attest Andrew J. Pach Trust Officer

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 Glenn Dunning

President Deerbrook State Bank and Andrew J. Pach

Trust Officer of said Bank, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such President and Trust Officer respectively, appeared before me this day in person and acknowledged that they signed and delivered the 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 Trust Officer did also then and there acknowledge that he, as 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.

OFFICIAL SEAL  
DIANE L. RAYMOND  
Notary Public  
My Commission Expires 3-11-92

Given under my hand and Notarial Seal this 10th day of August, 1989

Diane Raymond  
Notary Public

Document prepared by:  
Andrew J. Pach  
Deerbrook State Bank  
160 S. Waukegan Rd.  
Deerfield, Il. 60015

ADDRESS OR PROPERTY

213 S. Green  
Chicago, Illinois 60607

MAIL TO: NAME DAVID Friedman  
ADDRESS 5005 West Touhy Ave  
CITY AND STATE Skokie, Ill 60077

THE ABOVE ADDRESS IS FOR INFORMATION ONLY AND IS NOT A PART OF THIS DEED.

OR RECORDER'S OFFICE BOX NO. 333

STATE OF ILLINOIS REAL ESTATE TRANSFER TAX 137.50  
Cook County REAL ESTATE TRANSACTION TAX 137.50

Document Number

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**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 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 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 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 time 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 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 case made and provided.

Registrar  
S. J. B. 1925