

UNOFFICIAL COPY 89436898

This Indenture, Made this 20th day of July, 19 89

between CHICAGO CITY BANK AND TRUST COMPANY, 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 14th day of January 19 65, and known as Trust Number 7388, party of the first part, and Chicago Title and Trust Company, Trustee under Trust Agreement dated 12/1/88 and known as trust No. 1091808, whose address is 111 W. Washington, Chicago, Ill.

party 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 good and valuable considerations in hand paid, does hereby grant and convey unto said party of the second part, the following described real estate, situated in Cook County, Illinois in Block 34 in Hyde Park in the southwest fractional quarter of Section 222 Township 139 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois. P.I.N. 20-12-111-006

Property Address: 5327 S. Cornell, Chicago, Ill. 60615

4,657.50  
C.M



together with the tenements and appurtenances thereunto belonging.

To Have and to Hold the same unto said party of the second part, and to the proper use and benefit forever of said party of the second part.

All of the terms and provisions contained on the reverse side hereof are incorporated herein and made a part hereof.

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, remaining unreleased at the date of the delivery hereof and pertaining to the above described real estate.

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 Assistant Vice President and attested by its Trust Officer, the day and year first above written,

CHICAGO CITY BANK AND TRUST COMPANY, As Trustee as aforesaid,

By [Signature] Assistant Vice President, Attest: [Signature] Trust Officer

This instrument prepared by Gwendolyn Hill CHICAGO CITY BANK AND TRUST COMPANY 815 West 63rd Street Chicago, Illinois 60621

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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 the aforementioned (Assistant) Vice President of the CHICAGO CITY BANK AND TRUST COMPANY and that the aforementioned (~~XXXXXX~~) Trust Officer of said Bank, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such (Assistant) Vice President and (~~XXXXXXXX~~) Trust Officer, 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 (~~XXXXXX~~) 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.

Gibert under my hand and Notarial Seal this 20th day

of July 19 89.

**"OFFICIAL SEAL"**  
**DORETHA TYLER**  
Notary Public, State of Illinois  
My Commission Expires 4/23/91

*Doretha Tyler*  
Notary Public.

Full power and authority, in and to said trustee to execute, manage, protect and subdivide said premises or any part thereof, to dedicate parks, streets, highways, alleys and to execute 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 lease to commence in present or in 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 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 in 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 essential 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 thereafter.

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, (2) 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, (3) 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 (4) that said trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument, and (5) 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.

BOX

DEED

CHICAGO CITY BANK AND TRUST COMPANY

As Trustee under Trust Agreement

To

SAMUEL M. POZMANOVICH  
9714 S. COMMERCIAL  
CHgo IL. 60617

CHICAGO CITY BANK & TRUST CO.  
CHICAGO