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WARRANTY DEED IN TRUST
RECONVEYANCE DEED 12 PM 12:04

89482672

The above space for recorder's use only.

THIS INDENTURE WITNESSETH, That the Grantor RICHARD M. RIESER, JR. and SUSAN RIESER, HIS WIFE

of the County of COOK and State of ILLINOIS for and in consideration of ten (\$10.00) Dollars, and other good and valuable considerations in hand paid, Convey and warrant unto Northern Trust Bank/Lake Forest National Association, qualified to accept and execute trusts under the laws of Illinois, as Trustee under the provisions of a trust agreement dated the 16th day of June 1986, known as Trust Number 8013, the following described real estate in the County of Cook and State of Illinois, to-wit:

THE WEST 200 FEET OF THE EAST 882 FEET OF THE NORTH 220 FEET OF THE SOUTH WEST 1/4 OF THE SOUTH WEST 1/4 (EXCEPT THE SOUTH 20 ACRES THEREOF) OF SECTION 13, TOWNSHIP 42 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN #04-13-304-040-0000

Exempt under provisions of Paragraph E Real Estate Transfer Tax Act, Section 4.

10/12/82 Date

William C. Navolito

Buyer, Seller or Representative

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 successors in trust all of the title, estate, powers and authorities vested in said trustee, to dole out to said trustee, to mortgage, lease or otherwise convey any part of said property or any part thereof, from time to time, in possession or reversion, by leases to commence in duration, 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 100 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 renew options to purchase and options to renew leases and options to purchase the whole or any part of the revision, 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 part dealing with said trustee in relation to said premises, or in whom said premises or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said trustee, be obliged to make or to apply the payment 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 law 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 is in full force and effect, (b) that such conveyance or other instrument was executed in accordance with the trusts, conditions and restrictions contained in this instrument, (c) that such instrument is a valid and sufficient amendment thereto and binding upon all beneficiaries thereunder, (d) that said trustee was duly authorized and empowered to execute and deliver the same, (e) that there is no deed, lease, mortgage or other instrument and (d) if the conveyance is made to a successor or successor in trust, (e) to 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 his, 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 limitation", or words of similar import, in accordance with the statute in such case made and provided.

And the said grantor(s) hereby expressly waive(s) and release(s) any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exclusion of homesteads from sale on execution or otherwise.

In Witness Whereof, the grantor(s) aforesaid having hereunto set their hand(s) and seal(s) this 15th day of June, 1989.

Richard M. Rieser, Jr.

(SEAL)

Susan Rieser

(SEAL)

(SEAL)

State of Illinois
County of COOK

OB.

The undersigned a Notary Public in and for said County, in the state aforesaid, does hereby certify that Richard M. Rieser, Jr. and Susan Rieser, His Wife

PREPARED BY:
William E. Navolito
2015 Spring Rd.
Suite 660
Oak Brook, IL 60521

personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged signing, sealing and delivering the said instrument as a 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 Notarial seal Date June 15, 1989

John C. Bruno

7/22/89

Notary Public

REV 12/87

Tax Mailing Address

Deliver to:
Trust Department
Northern Trust Bank/Lake Forest
P.O. Box 391
Lake Forest, Illinois 60045

295 Shadowood, Northfield, IL
For information only insert street address of
above described property.

Box 333

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Property of Cook County Clerk's Office

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AFFIDAVIT FOR PURPOSE OF PLAT ACT
3942872

STATE OF ILLINOIS)) SS
COUNTY OF COOK)

William E. Navazio
being first duly sworn on oath deposes and says that:

1. Affiant resides at Hinsdale Ill.
2. That he is (agent) (officer) (one of) grantor (s) in a (deed) (lease) dated the 15th day of JUNE 1989, conveying the following described premises:
3. That the instrument aforesaid is exempt from the provisions of "An Act to Revise the Law in Relation to Plats" approved March 31, 1874, as amended by reason that the instrument constitutes
 - (a) The division or subdivision of land into parcels or tracts of 5 acres or more in size which does not involve any new streets or easements of access;
 - (b) The division of lots or blocks of less than 1 acre in any recorded subdivision which does not involve any new streets or easements of access;
 - (c) The sale or exchange of parcels of land between owners of adjoining and contiguous land;
 - (d) The conveyance of parcels of land or interests therein for use as a right of way for railroads or other public utility facilities and other pipe lines which does not involve any new streets or easements of access;
 - (e) The conveyance of land owned by a railroad or other public utility which does not involve any new streets or easements of access;
 - (f) The conveyance of land for highway or other public purposes or grants of conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use;
 - (g) Conveyances made to correct descriptions in prior conveyances.
 - (h) The sale or exchange of parcels or tracts of land following the division into no more than 2 parts of a particular parcel or tract of land existing on July 17, 1959 and not involving any new streets or easements of access.

Further the affiant sayeth not.

Dorothy Common
Subscribed and sworn to
before me this 15 day
of June

"OFFICIAL SEAL"

Dorothy Common
Notary Public, State of Illinois
My Commission Expires 4/16/01

Notary Public

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If Lender required mortgage insurance as a condition of making the loan secured by this Security Instrument, Borrower shall pay the premiums required to maintain the insurance in effect until such time as the requirement for the insurance terminates in accordance with Borrower's and Lender's written agreement or applicable law.

8. Inspection. Lender or its agent may make reasonable entries upon and inspections of the Property. Lender shall give Borrower notice at the time of or prior to an inspection specifying reasonable cause for the inspection.

9. Condemnation. The proceeds of any award or claim for damages, direct or consequential, in connection with any condemnation or other taking of any part of the Property, or for conveyance in lieu of condemnation, are hereby assigned and shall be paid to Lender.

In the event of a total taking of the Property, the proceeds shall be applied to the sums secured by this Security Instrument, whether or not then due, with any excess paid to Borrower. In the event of a partial taking of the Property, unless Borrower and Lender otherwise agree in writing, the sums secured by this Security Instrument shall be reduced by the amount of the proceeds multiplied by the following fraction: (a) the total amount of the sums secured immediately before the taking, divided by (b) the fair market value of the Property immediately before the taking. Any balance shall be paid to Borrower.

If the Property is abandoned by Borrower, or if, after notice by Lender to Borrower that the condemnor offers to make an award or settle a claim for damages, Borrower fails to respond to Lender within 30 days after the date the notice is given, Lender is authorized to collect and apply the proceeds, at its option, either to restoration or repair of the Property or to the sums secured by this Security Instrument, whether or not then due.

Unless Lender and Borrower otherwise agree in writing, any application of proceeds to principal shall not extend or postpone the due date of the monthly payments referred to in paragraphs 1 and 2 or change the amount of such payments.

10. Borrower Not Released; Forbearance By Lender Not a Waiver. Extension of the time for payment or modification of amortization of the sums secured by this Security Instrument granted by Lender to any successor in interest of Borrower shall not operate to release the liability of the original Borrower or Borrower's successors in interest. Lender shall not be required to commence proceedings against any successor in interest or refuse to extend time for payment or otherwise modify amortization of the sums secured by this Security Instrument by reason of any demand made by the original Borrower or Borrower's successors in interest. Any forbearance by Lender in exercising any right or remedy shall not be a waiver of or preclude the exercise of any right or remedy.

11. Successors and Assigns Joint and Several Liability; Co-signers. The covenants and agreements of this Security Instrument shall bind and benefit the successors and assigns of Lender and Borrower, subject to the provisions of paragraph 17. Borrower's covenants and agreements shall be joint and several. Any Borrower who co-signs this Security Instrument but does not execute the Note: (a) is co-signing this Security Instrument only to mortgage, grant and convey that Borrower's interest in the Property under the terms of this Security Instrument; (b) is not personally obligated to pay the sums secured by this Security Instrument; and (c) agrees that Lender and any other Borrower may agree to extend, modify, forbear or make any accommodations with regard to the terms of this Security Instrument or the Note without that Borrower's consent.

12. Loan Charges. If the loan secured by this Security Instrument is subject to a law which sets maximum loan charges, and that law is finally interpreted so that the interest or other loan charges collected or to be collected in connection with the loan exceed the permitted limits, then: (a) any such loan charge shall be reduced by the amount necessary to reduce the charge to the permitted limit; and (b) any sums already collected from Borrower which exceeded permitted limits will be refunded to Borrower. Lender may choose to make this refund by reducing the principal owed under the Note or by making a direct payment to Borrower. If a refund reduces principal, the reduction will be treated as a partial prepayment without any prepayment charge under the Note.

13. Legislation Affecting Lender's Rights. If enactment or expiration of applicable laws has the effect of rendering any provision of the Note or this Security Instrument unenforceable according to its terms, Lender, at its option, may require immediate payment in full of all sums secured by this Security instrument and may invoke any remedies permitted by paragraph 19. If Lender exercises this option, Lender shall take the steps specified in the second paragraph of paragraph 17.

14. Notices. Any notice to Borrower provided for in this Security Instrument shall be given by delivering it or by mailing it by first class mail unless applicable law requires use of another method. The notice shall be directed to the Property Address or any other address Borrower designates by notice to Lender. Any notice to Lender shall be given by first class mail to Lender's address stated herein or any other address Lender designates by notice to Borrower. Any notice provided for in this Security Instrument shall be deemed to have been given to Borrower or Lender when given as provided in this paragraph.

15. Governing Law; Severability. This Security Instrument shall be governed by federal law and the law of the jurisdiction in which the Property is located. In the event that any provision or clause of this Security Instrument or the Note conflicts with applicable law, such conflict shall not affect other provisions of this Security Instrument or the Note which can be given effect without the conflicting provision. To this end the provisions of this Security Instrument and the Note are declared to be severable.

16. Borrower's Copy. Borrower shall be given one conformed copy of the Note and of this Security Instrument.

17. Transfer of the Property or a Beneficial Interest in Borrower. If all or any part of the Property or any interest in it is sold or transferred (or if a beneficial interest in Borrower is sold or transferred and Borrower is not a natural person) without Lender's prior written consent, Lender may, at its option, require immediate payment in full of all sums secured by this Security Instrument. However, this option shall not be exercised by Lender if exercise is prohibited by federal law as of the date of this Security Instrument.

If Lender exercises this option, Lender shall give Borrower notice of acceleration. The notice shall provide a period of not less than 30 days from the date the notice is delivered or mailed within which Borrower must pay all sums secured by this Security Instrument. If Borrower fails to pay these sums prior to the expiration of this period, Lender may invoke any remedies permitted by this Security Instrument without further notice or demand on Borrower.

18. Borrower's Right to Reinstate. If Borrower meets certain conditions, Borrower shall have the right to have enforcement of this Security Instrument discontinued at any time prior to the earlier of: (a) 5 days (or such other period as applicable law may specify for reinstatement) before sale of the Property pursuant to any power of sale contained in this Security Instrument; or (b) entry of a judgment enforcing this Security Instrument. Those conditions are that Borrower: (a) pays Lender all sums which then would be due under this Security Instrument and the Note had no acceleration occurred; (b) cures any default of any other covenants or agreements; (c) pays all expenses incurred in enforcing this Security Instrument, including, but not limited to, reasonable attorneys' fees; and (d) takes such action as Lender may reasonably require to assure that the lien of this Security Instrument, Lender's rights in the Property and Borrower's obligation to pay the sums secured by this Security Instrument shall continue unchanged. Upon reinstatement by Borrower, this Security Instrument and the obligations secured hereby shall remain fully effective as if no acceleration had occurred. However, this right to reinstate shall not apply in the case of acceleration under paragraphs 13 or 17.

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Any amounts disbursed by Lender under this paragraph upon such date as may be so specified, shall become additional debt of Borrower secured by this Security Instrument.

6. Preservation and Maintenance of Property; Leaseholds. Borrower shall not destroy, damage or substantially change the Property, allow the Property to deteriorate or commit waste. If this Security Instrument is on a leasehold and Borrower shall comply with the provisions of the lease, and if Borrower acquires fee title to the Property, the leasehold and

Unless the holder is given written notice otherwise agrees in writing, any application of proceeds to principle, shall not exceed or postpone the date of the monthly payments referred to in paragraphs 1 and 2 of the terms of the payments. If under paragraph 19 the property is acquired by Lender, Borrower's right to any insurance policies and proceeds resulting from damage to the property prior to the acquisition shall pass to Lender to the extent of the sums secured by this instrument until payment to the beneficiary.

All insurance policies and renewals shall be acceptable to Lennder and shall include a standard moratorium clause, which provides that:

5. Hazard Insurance. Borrower shall keep the insurance elements now existing or hereafter created on the property of the property of the mortgagor.

Borrower shall prominently over this Security Instrument unless Borrower: (a) agrees in writing to the payment of the obligation incurred by the Lender in a manner acceptable to Lender; or (b) connects in good faith the Lien, or defers indefinitely or forevermore to take the Lien or more or less than 10 days before defaulting on the Lien.

4. Charges, Lenses, Batteries, Priorities shall pay all taxes, assessments, charges, fines and impositions attributable to the property which may attain priority over this Security Instrument, and leasehold payments or ground rents, if any. Batteries shall pay these obligations in the manner provided in paragraph 2, or if not paid in that manner, Batteries shall pay them on time directly to the person owed payment. Batteries shall promptly furnish to Leander notices of amounts to be paid under this subparagraph, if Batteries makes these payments directly, Batteries shall furnish to Leander receipts evidencing the payments.

3. Application of Payment Terms. Unless applicable law provides otherwise, all payments received by Lentor under Paragraphs 1 and 2 shall be applied first to late charges due under the Note; second, to principal charges due under the Note; third, to amounts payable under Paragraph 2; fourth, to interest due; and last, to principal due.

Upon Funds held by Lender, if under paragraph 19 the Property is sold or acquired by Lender, Lender shall promptly refund to Borrower any Funds held by Lender in full of all sums secured by this Security Instrument as provided by Lender.

purposes for which each debit to the Funds was made. The Funds are pledged as additional security for the sums secured by this Security Instrument.

reduces interest to be paid. Lender shall not be required to pay Borrower any interest or penalties on the Funds. Lender shall give to Borrower, without charge, an annual accounting of the Funds showing credits and debits to the Funds and the amounts paid out of the Funds.

The funds shall be held in an institution the depositors or accountants of which are insured or static agency (including Lender if Lender is such an institution). Lender shall apply the Funds to pay the escrow items, unless Lender may not charge interest on the Funds and applicable law permits Lender to make such a charge. Borrower and Lender may agree in writing that interest shall be paid on the Funds at a rate agreed by the parties.

mortgage insurance premiums, if any. These items are called "escrow items." Lender may estimate the funds due on the basis of current data and reasonable estimates of future escrow items.

2. Funds for Taxes and Insurance. Subject to applicable law or to written waiver by Lender, Borrower shall pay to Lender on the due day monthly payments under the Note, until the Note is paid in full, a sum ("Funds") equal to one-twelfth of (a) yearly taxes and assessments which my attorney priority over this Security Instrument; (b) yearly leasehold payments of ground rents on the property, if any; (c) yearly hazard insurance premiums; and (d) yearly