

89484157

EXECUTOR'S DEED
IN TRUST

THIS INDENTURE, made this 4th day of October, 1989, between THE FIRST NATIONAL BANK OF CHICAGO, a National Banking Association, located at One First National Plaza, Chicago, Illinois, not personally or individually, but solely as Independent Executor under the Will of FRANK A. MANTON, deceased, hereinafter referred to as the "party of the first part", and FIRST NATIONAL BANK OF LA GRANGE, a National Banking Association, as Trustee under the provisions of a trust agreement dated the 3rd day of October, 1989, known as Trust Number 2867, located at 14 South LaGrange Road, LaGrange, Illinois 60525, hereinafter referred to as the "party of the second part".

WITNESSETH: That said party of the first part, in exercise of the power and authority granted to it under the terms and provisions of the said Will of FRANK A. MANTON, deceased, duly admitted to Probate by the Circuit Court of Cook County and in consideration of the sum of One Hundred Fifty Eight Thousand and NO/100th Dollars (\$158,000) and other good and valuable consideration in hand paid, receipt whereof is hereby acknowledged, does hereby CONVEY and QUIT CLAIM unto the said party of the second part the following described real estate situated in the County of Cook, State of Illinois, to wit:

LOTS 8, 11, 12, 15 AND 16 IN BLOCK 19 OF MILLERS ADDITION TO IRVING PARK A SUBDIVISION IN FITCH & HECOX'S SUBDIVISION OF THE NORTH EAST 1/4 OF SECTION 15, TOWNSHIP 40, NORTH RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN.

COMMONLY KNOWN AS 4537 Keckuk Avenue, Chicago, Illinois

P.T.I.N. 13-15-224-002 through 006 inclusive

Subject to General Real Estate Taxes for 1989 and subsequent.

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and for the uses and purposes set forth on attached Exhibit A and in said trust agreement set forth.

IN WITNESS WHEREOF, said THE FIRST NATIONAL BANK OF CHICAGO, not personally or individually, but solely as Independent Executor aforesaid, has caused this deed to be executed by its Vice President and its corporate seal to be hereunto affixed and attested by its Trust Officer, not personally or individually but solely as Independent Executor as aforesaid have hereunto set their hands and seals the day and year first above written.

THE FIRST NATIONAL BANK OF CHICAGO,
not personally or individually, but
solely as Independent Executor
under the Will of FRANK A. MANTON,
Deceased.

By: *Joseph L. [Signature]*
Vice President

ATTEST:

Joseph L. [Signature]
Trust Officer

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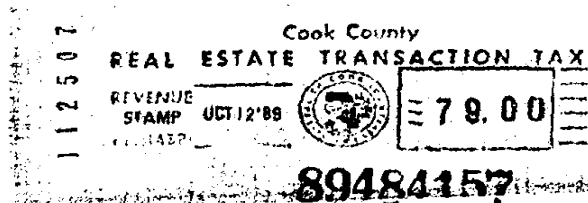
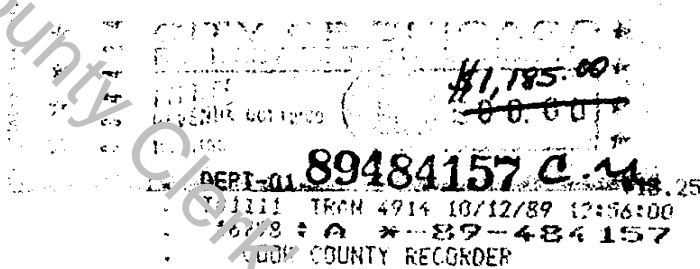
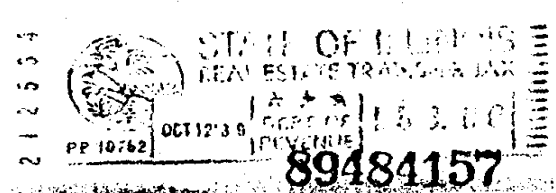
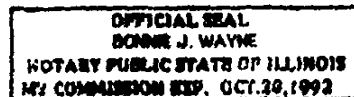
STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, BONNIE J. WAYNE, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that JAMES M. HACKETT, Vice President of THE FIRST NATIONAL BANK OF CHICAGO, and JOSEPH L. RADZIN, Trust Officer of said Bank, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Vice President and 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 that said JOSEPH L. RADZIN then and there acknowledged that he did affix the corporate seal of said Bank to the said instrument as his free and voluntary act as the free and voluntary act of said Bank, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal as of this 4th day of October, 1989.

Bonnie J. Wayne
Notary Public

My Commission expires: OCT. 20, 1992



This Deed Prepared By:
JAMES D. MURPHY
30 North LaSalle Street
Suite 3232
Chicago, Illinois 60602

Send Subsequent Tax Bills To:

MAIL TO:
JAMES Plamico
512 W Burlington
LaGrange IL 60525



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EXHIBIT A

attached to and made part of Executor's Deed dated October 4, 1989

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 present 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 in 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 cases made and provided.

And the said grantor... hereby expressly waive... and release... 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.

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