

17993K898242

THIS INDENTURE WITNESSETH, THAT THE GRANTOR, Robert J. Shannon, Valerie Shannon husband and wife Gerald F. Carroll & June Carroll, (as joint tenants) husband and wife

of the County of Cook and State of Illinois, for and in consideration of the sum of Ten Dollars -----00/100 Dollars (\$ 10.00 ),

in hand paid, and of other good and valuable consideration, receipt of which is hereby duly acknowledged, Convey

and Warrant unto THE NORTHWEST COMMERCIAL BANK, an Illinois Banking Corporation whose address is 9575 West Higgins Road, Rosemont, Illinois 60018, as Trustee under the provisions of a certain Trust Agreement,

dated the 18th day of December 1989, and known as Trust Number LT89-070

the following described real estate in the County of Cook and State of Illinois, to wit: LOT 11 IN BLOCK 1 IN WILLIAM HABER DEVELOPMENT, A SUBDIVISION OF THE SOUTH 20 ACRES (EXCEPT THE EAST 220 FEET WEST OF THE WEST LINE OF MANHEIM ROAD) OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

P.I.N. #12-32-207-063 440 Major Drive Northlake, IL

DEPT-01 RECORDING \$13.00
T#4444 TRAN 2147 12/29/89 09:31:00
#0749 # D \*-89-820913
COOK COUNTY RECORDER

AFFIX "TRUSTEE" REVENUE STAMPS HERE

89620913

DOCUMENT NUMBER

89620913

TO HAVE AND TO HOLD the said real estate 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 buy, sell, manage, protect and subdivide said real estate or any part thereof, to dedicate parks, streets, highways or alleys to vacate any subdivision of said real estate and to recombine said real estate as often as desired, to convey said real estate or any part thereof to a successor or successors in trust and to grant to such successors in trust all of the full, sole, power and authority vested in said Trustee to donate, to dedicate, to mortgage, pledge or otherwise encumber said real estate, or any part thereof, to lease said real estate, or any part thereof, from time to time, in possession or reversion, by leases 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 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 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 having the amount of present or future rentals, or partition or to exchange said real estate, 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 concerning any part of said real estate or any part thereof, and to deal with said real estate 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, or any successor in trust, in relation to said real estate, or to whom said real estate or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said Trustee, or any successor in trust, be obliged to see to the application of any purchase money, rent or money borrowed or advanced on said real estate, or be obliged to see that the terms of this trust have been complied with, or be obliged to inquire into the authority, 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 or any successor in trust, in relation to said real estate shall be conclusive evidence in favor of every person, including the Registrar of Titles of said county, 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, and in all amendments thereof, if any, and limiting upon all benefits thereunder, (c) that said Trustee, or any successor in trust, 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.

This conveyance is made upon the express understanding and conditions that neither Northwest Commercial Bank in Rosemont, individually or as Trustee, nor its successor or successors in trust shall incur any personal liability or be subjected to any claim, judgment or decree for anything it or they or its or their agents or attorneys may do or omit to do in or about the said real estate or under the provisions of this Deed or said Trust Agreement or any amendment thereto or for injury in person or property happening in or about said real estate, any and all such liability being hereby expressly waived and released. Any contract, obligation or indebtedness incurred or entered into by the Trustee in connection with said real estate may be entered into by it in the name of the then beneficiaries under said Trust Agreement or their attorney in fact, hereby irrevocably appointed for such purposes, or at the election of the Trustee, in its own name as Trustee of an express trust and not individually (and the Trustee shall have no obligation whatsoever with respect to any such contract, obligation or indebtedness except only so far as the trust property and funds in the actual possession of the Trustee shall be applicable for the payment and discharge thereof). All persons and corporations whatsoever and whatsoever shall be charged with notice of this condition from the date of the filing for record of this Deed.

The interest of each and every beneficiary hereunder and under said Trust Agreement and of all persons claiming under them or any of them shall be only in the earnings, profit and proceeds arising from the sale or any 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 earnings, profits and proceeds thereof as aforesaid, the intention hereof being to vest in said Northwest Commercial Bank in Rosemont the entire legal and equitable title in fee simple in and to all of the real estate above described.

If the title to any of the above real estate 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.

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 exemption or homesteads from sale on execution or otherwise.

In Witness Whereof, the grantors aforesaid have hereunto set their hands and

seal this 18th day of December 1989

Robert J. Shannon (SEAL) Valerie Shannon (SEAL) Gerald F. Carroll (SEAL) June Carroll (SEAL)

MAIL TO: Frank Bulger (Name) 9726 ... (Address) ... (City, State and Zip) 60131

ADDRESS OF PROPERTY 89620913 440 Major Drive Northlake, IL.

OR RECORDER'S OFFICE BOX NO. 156 THE ABOVE ADDRESS IS FOR STATISTICAL PURPOSES ONLY AND IS NOT A PART OF THIS DEED.

# UNOFFICIAL COPY

STATE OF Illinois ) Paula Komada ) Notary Public in and for said

COUNTY OF Cook )

County, in the State aforesaid, do hereby certify that Robert J. & Valerie Shannon, his wife

Gerald F. Carroll and June Carroll, his wife

personally known to me to be the same persons 9 whose names 9 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 of office on the 25 day of November, A.D. 19 89

PAULA KOMADA

Paula Komada

Notary Public

My commission expires

NOTARY PUBLIC STATE OF ILLINOIS

This instrument was prepared by Robert J. Shannon 440 Major Drive, Northlake, IL.  
Name Address

440 Major Drive

For information only insert street address of above described property.

601  
SIXTH FLOOR  
Form 7812, Republic Co., Chicago

STATE OF ILLINOIS  
NOTARY PUBLIC  
PAULA KOMADA  
440 MAJOR DRIVE  
NORTHLAKE, ILL. 60164  
NOV 25 1989

89620913

TRUST NO.

DEED IN TRUST  
WARRANTY DEED

TO

NORTHWEST COMMERCE BANK  
9575 W. Higgins Road  
Rosemont, IL 60018  
(312) 696-1050

COMMUNITY TITLE GUARANTY CO.  
377 E. Butterfield Rd., Suite 100  
Lombard, Illinois 60148  
(708) 512-0444 1-800-222-1366