

UNOFFICIAL COPY

89130360

This Indenture, Made this 13th day of February 1989

between COLE TAYLOR BANK/FORD CITY, a corporation of Illinois, as trustee under the provisions of a deed or deeds in trust duly recorded and delivered to said company in pursuance of a trust agreement dated the 1st day of September 1987, and known as Trust Number 4777, party of the first part, and Judith A. Edwards AND James R. Edwards, trustees

1115 Collingwood Drive, Naperville, IL 60540 of the county of DuPage in the state of Illinois party of the second part.

14.00

WITNESSETH That said party of the first part, in consideration of the sum of Ten and 00/100 Dollars, and

other good and valuable considerations in hand paid, does hereby grant, sell and convey unto party of the second part, (not as tenants in common, but as joint tenants,) the following described real estate, to wit:

SEE ATTACHED LEGAL DESCRIPTION

PARCEL 1: Lot 7 in Tartan Ridge of Burr Ridge being a Subdivision of part of Section 18, Township 38 North, Range 12 East of the Third Principal Meridian, in Cook County, Illinois.

PARCEL 2: Easement for ingress and egress for the benefit of Parcel 1 over Outlot 25 as set forth in the Plat of Subdivision recorded October 13, 1987, as Document 87552650, and Tartan Ridge of Burr Ridge Declaration of Conditions, Covenants, Restrictions, Reservations, Grants and Easements recorded as Document 87589912, and as reserved in Deed from Cole Taylor Bank/Ford City, as Trustee under Trust Agreement dated September 1, 1987, and known as Trust No. 4777, to Tartan Ridge of Burr Ridge Community Association, an Illinois not-for-profit corporation, recorded 25 October, 1988, as Document 88489462.

SUBJECT TO: (1) The provisions of Tartan Ridge of Burr Ridge Declaration Establishing Conditions, Covenants, Restrictions, Reservations, Grants and Easements and Providing for the Creation and Operations of Tartan Ridge of Burr Ridge Community Association recorded in the Office of the Cook County Recorder of Deeds on November 2, 1987, as Document 87589912, and all amendments thereto. (2) General real estate taxes for 1988 and subsequent years. (3) Use and occupancy restrictions and building lines of record. (4) Applicable zoning and building laws and ordinances. (5) Easements, party walls, party wall rights and agreements.

5501 W. 79th St. Burbank, IL

see attached for trust powers in county

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

COLE TAYLOR BANK/FORD CITY

As Trustee as aforesaid.

By [Signature] Assistant Vice President and Trust Officer

Attest: [Signature] Assistant Vice President and Trust Officer

THIS DEED PERTAINING TO THE COLE TAYLOR BANK/FORD CITY TRUST SHALL REFER TO THE COLE TAYLOR BANK

92155 71-93-833w

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**TRUSTEES DEED**

COLE TAYLOR BANK/FORD CITY

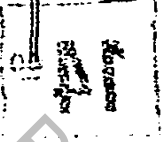
As Trustee under Trust Agreement  
To

BOX 333 - GG

COLT TAYLOR BANK/FORD CITY  
Chicago, Illinois

RETURN TO:

Joy Zabel  
116 South Chicago  
Chicago, Ill. 60603



Property of Cook County Clerk's Office

1989 MAR 27 AM 11:01 89130360

NOTARY PUBLIC STATE OF ILLINOIS  
MY COMMISSION EXPIRES APRIL 22, 1989  
ISSUED THREE ILL. NOTARY ASSOC.

*Michael B. Lahti*  
Notary Public

GIVEN under my hand and Notarial Seal this \_\_\_\_\_ day of February, 1989.

Assistant Vice President and Trust Officer of said Company, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Assistant Vice President and Trust Officer and Assistant 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 Company, for the uses and purposes therein set forth, and the said Assistant Vice President and Trust Officer did also then and there acknowledge that he, as custodian of the corporate seal of said Company, did affix the said corporate seal of said Company to said instrument as his own free and voluntary act, and as the free and voluntary act of said Company, for the uses and purposes therein set forth.

Michael B. Lahti  
Sandra T. Russell  
Assistant Vice President and Trust Officer of the COLE TAYLOR BANK/FORD CITY

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY, that

State of Illinois }  
COUNTY OF COOK } 23

89130360

UNOFFICIAL COPY

Assistant Vice President and Trust Officer

By *[Signature]*  
As Trustee as aforesaid.  
COLE TAYLOR BANK/FORD CITY

WAS USED HEREIN, THE TERM  
"COLE TAYLOR BANK/FORD CITY"  
SHALL REFER TO THE COLE  
TAYLOR BANK.

89130360

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

*in witness whereof*  
*seal attached for trust purposes*


THIS INSTRUMENT WAS PREPARED BY  
MICHAEL B. LAHTI  
5501 W. 79th St.  
Berbank, IL

common, but in joint tenancy.

TO HAVE AND TO HOLD the above granted premises unto the said grantees forever, not in tenancy in common, but in joint tenancy, together with the tenements and appurtenances, therunto belonging.

P.I.N. # 18-18-101-009, 7 Tattam Ridge Rd., Burr Ridge, Illinois.

STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX  
DEPARTMENT 219.25  
REVENUE  
COOK COUNTY  
REAL ESTATE TRANSACTION TAX  
219.25



COOK 018  
CC. NO. 018  
219.25

921575 71-53-8322

Buyer, Seller or Representative

1789

Date

This Indenture, Made this 13th day of February 1989  
89130360

# UNOFFICIAL COPY

State of Illinois }  
COUNTY OF COOK } ss.

AS USED HEREIN, THE TERM  
"COLE TAYLOR BANK/FORD CITY"  
SHALL REFER TO THE COLE  
TAYLOR BANK.

I, the undersigned  
A NOTARY PUBLIC in and for said County, in the State aforesaid, DO HEREBY CERTIFY, that

Sandra T. Russell  
~~Assistant Vice President and~~ Trust Officer of the COLE TAYLOR BANK/FORD CITY

and Michael B. Lahti  
Assistant Vice President and Trust Officer of said Company, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such ~~Assistant Vice President and~~ Trust Officer and Assistant 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 Company, for the uses and purposes therein set forth; and the said Assistant Vice President and Trust Officer did also then and there acknowledge that he, as custodian of the corporate seal of said Company, did affix the said corporate seal of said Company to said instrument as his own free and voluntary act, and as the free and voluntary act of said Company, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 14th day  
of February, 1989.

Susan M. Martin  
Notary Public.

NOTARY PUBLIC STATE OF ILLINOIS  
MY COMMISSION EXP. APR. 22, 1995  
ISSUED THRU ILL. NOTARY ASSOC.

Property of Cook County Clerk's Office

COOK COUNTY, ILLINOIS  
CLERK'S OFFICE

1989 MAR 27 AM 11:01

89130360

89130360

**TRUSTEES DEED**

COLE TAYLOR BANK/FORD CITY

As Trustee under Trust Agreement

To

BOX 333 - GG

COLE TAYLOR BANK/FORD CITY  
Chicago, Illinois

RETURN TO:

Joy Zabel  
116 So. M. Chipman  
Chicago, IL 60603

THIS CONVEYANCE IS MADE PURSUANT TO DIRECTION AND WITH AUTHORITY TO CONVEY DIRECTLY TO THE TRUST GRANTEE NAMED HEREIN.

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 195 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 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 the 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.

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