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VILLAGE of SKOKIE, ILLINOIS
Economic Development Tax
Skokie Code Chapter 10
Amount \$ 430.00
Tax PAID: Chicago Office

STATE OF ILLINOIS
DEPARTMENT OF REVENUE
1989 MAY 10 10:19 AM
89203910
Notary Public
1987 EC 11

THIS INDENTURE WITNESSETH, THAT THE GRANTORS, MANNY FRIEDMAN and JETTI FRIEDMAN, his wife, as Joint Tenants, of the County of Cook and State of Illinois, for and in consideration of the sum of *****TEN AND NO/100***** Dollars (\$ 10.00*****), in hand paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged, Convey and Warranty unto AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, a national banking association whose address is 33 No. LaSalle Street, Chicago, Illinois, as Trustee under the provisions of a certain Trust Agreement, dated the 1st day of May 19 89, and known as Trust Number 108216-01, the following described real estate in the County of Cook and State of Illinois, to wit:

Lot 18 in Block 4 in Krenn and Dato's Devonshire Manor, being a Subdivision of the South 1/2 of Section 15, Township 41 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

P.I.N. NO 0-15-400-025-0000

COMMONLY KNOWN AS: 9101 North Kostner Skokie, IL 60076

SUBJECT ONLY TO THE FOLLOWING, IF ANY: Covenants, conditions and restrictions of record; private, public and utility easements; roads and highways; party wall rights and agreements; special taxes or assessments for improvements not yet completed; unconfirmed special taxes or assessments; general taxes for the year 1988 and subsequent years.

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 improve, manage, protect and subdivide said real estate or any part thereof, to dedicate parks, streets, highways or alleys to public use, to subdivide any portion of said real estate as often as desired, to contract to sell, to grant options to purchase or lease, to lease, to convey either with or without contribution to convey said real estate 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, to 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, for less than one year or more, or for any term, or 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 term 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 in fee 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 restrict, restricting the manner of listing the amount of present or future rentals to partition or to exchange said real estate, or any part thereof, for other real or personal property, to grant or to assume charge of any kind, to release, convey or assign any right, title or interest in or about or easement appurtenant to 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 do 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 in 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 to be obliged to see that the terms of this trust have been complied with or to 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, as 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 trust conditions and limitations contained in this Indenture and in said Trust Agreement or in all amendments thereof, if any, and binding upon all beneficiaries thereof, and that said Trustee, or any successor in trust, was duly authorized and empowered to execute and deliver every such deed, trust deed, mortgage or other instrument and all of 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 American National Bank and Trust Company of Chicago, individually or as Trustee, nor its successors 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 Indenture or said Trust Agreement or any amendment thereof, or for injury to person or property happening in or about said real estate, 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 as their attorney in fact, hereby irrevocably appointed for such purposes, or at the direction of the Trustee to its own name, as Trustee of an express trust, and not individually (and the Trustee shall have the obligation, whatever with respect to any such contract, obligation or indebtedness except only as 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, profits 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 American National Bank and Trust Company of Chicago 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, or 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 waives and releases any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for exemption of homesteads from sale on execution or otherwise.

In Witness Whereof, the grantor, MANNY FRIEDMAN hereunto set their hand and seal 5th day of May 19 89
MANNY FRIEDMAN (SEAL) Jetti Friedman (SEAL)
Jetti Friedman (SEAL)

STATE OF ILLINOIS } I, David B. Pogrud, a Notary Public in and for said
COUNTY OF COOK } County, in the State aforesaid, do hereby certify that MANNY FRIEDMAN and JETTI FRIEDMAN, his wife, as Joint Tenants,

personally known to me to be the same person MANNY FRIEDMAN whose name is subscribed to the foregoing instrument, and on this day in person acknowledged that they signed, sealed and delivered the OFFICIAL SEAL as their free and voluntary act, for the uses and purposes therein set forth, including the release and David B. Pogrud My Commission Expires Apr. 12, 1992
They seal this 5th day of May, 19 89.
David B. Pogrud Notary Public
My commission expires 4/12/92

American National Bank and Trust Company of Chicago
Box 221

THIS INSTRUMENT WAS PREPARED BY:
DAVID B. POGRUD, Notary Public, #2800
Chicago, IL 60601
For information only insert street address of above described property

UNOFFICIAL COPY

Property of Cook County Clerk's Office

89/2-89