

UNOFFICIAL COPY

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NAME: SOSIN AND SCHUSTER
ATTORNEYS-AT-LAW
5100 West 127th Street
Altp, IL 60658 OR
INSTRUCTIONS: RECORDERS OFFICE BOX NUMBER
8504 South 77th Avenue
Bridgeview, IL 60455

STATE OF ILLINOIS
COUNTY OF COOK } 89
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that the above named Vice President and Assistant Secretary of said Bank, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that they signed and delivered the said instrument as such officers of said Bank and caused the seal of said Bank to be thereunto affixed, as their free and voluntary act and no the free and voluntary act of said Bank, for the use and behoof of said Bank, and in full payment of the debt therein set forth.
JOSEPHINE NOTI
Notary Public, State of Illinois
My Commission Expires 2/20/91

By: Anne M. Schenault, Vice President
Joyce Schreiner, Assistant Secretary
MARQUETTE NATIONAL BANK
as Trustee as aforesaid



IN WITNESS WHEREOF, said party of the first part has caused the corporate seal to be hereunto affixed, and has caused the name to be hereunto written.
Prepared by: Joyce Schreiner
MARQUETTE NATIONAL BANK
8316 S. Western Avenue
CHICAGO, ILLINOIS 60636

THIS INSTRUMENT, made this 2nd day of June, 1989, between MARQUETTE NATIONAL BANK, a National Banking Association of Chicago, Illinois, as Trustee under the provisions of a deed or deeds in trust, duly recorded and delivered to said Bank in pursuance of a trust agreement dated the 31st day of August, 1977, and known as Trust Number 7888, party of the first part, and HERITAGE TRUST COMPANY, 17500 South Oak Park Avenue, Tinley Park, Illinois 60477, not individually, but jointly, party of the second part, in consideration of the sum of TEN (\$10.00) Dollars, and other good and valuable considerations in hand paid, does hereby convey and quit-claim unto said party of the second part, the following described real estate, situated in Cook County, Illinois, to-wit:
Lots 15 and 16 in Frank Delugach Gertrude Highlands, being a Subdivision of the West 1/2 of the East 1/2 of the Southwest 1/4 of Section 36, Township 38 North, Range 12, East of the Third Principal Meridian.
Subject to: general taxes for the year 1988 and thereafter; building laws and ordinances; roads and highways; covenants, conditions and restrictions of record, if any.
The grantor hereby releases and waives all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois, TO HAVE AND TO HOLD, the said real estate with the appurtenances, to the trust, and for the use and behoof herein and in said Trust Agreement set forth.
Permanent Real Estate Index Number(s): 18-36-312-015 and 18-36-312-016
Address(es) of Real Estate: 8410-8414 South 77th Avenue, Bridgeview, IL 60455
THE TERMS AND CONDITIONS APPEARING ON THE REVERSE SIDE OF THIS INSTRUMENT ARE MADE A PART HEREOF
This deed is executed by the party of the first part, as Trustee, on behalf, part and to direction and in the exercise of the power and authority granted to and vested in it by the terms of said Deed or Deeds in Trust, and the provisions of said Trust Agreement above mentioned, including the authority to convey directly to the Trustee trustee named herein, and of every other power and authority thereunto enabling. This deed is made subject to the liens of all trust deeds and/or mortgages upon said real estate, if any, recorded or registered in said county.
I, WITNESS WHEREOF, said party of the first part has caused the corporate seal to be hereunto affixed, and has caused the name to be hereunto written.
Prepared by: Joyce Schreiner
MARQUETTE NATIONAL BANK
8316 S. Western Avenue
CHICAGO, ILLINOIS 60636

TRUSTEE'S DEED IN TRUST
89278363

STATE OF ILLINOIS
DEPARTMENT OF REVENUE
This space for affixing stickers and revenue stamps

44-512000132

UNOFFICIAL COPY

89278369

Handwritten signature

89278369

DEPT-01 RECORDING
#2222 TRAM 1527 06/19/89 15:34:00
#3466 # B *89-278369
COOK COUNTY RECORDER

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.

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, avails 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, avails and proceeds thereof as aforesaid, the intention hereof being to vest in said Grantor the entire legal and equitable title in fee simple, in and to all of the real estate now or hereafter described.

This conveyance is made upon the express understanding and condition that neither Grantor, 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 if or they or his 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 to 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 as their attorney-in-fact, hereby irrevocably appointed for such purposes, or as it is elected in the Trustee, in its own name, as Trustee of an express trust and not individually (and the Trustee shall have no obligation, however 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 whomsoever and whatsoever shall be charged with notice of this condition from the date of the filing for record of this Deed.

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 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 instrument 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 instrument and in all amendments thereto, if any, and binding upon all beneficiaries under, (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 predecessors in trust.

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 vacate any subdivision or part thereof, and to resubdivide said real estate 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 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, 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 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 option 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 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 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 deal with the same, whether similar to or different from the ways above specified, at any time or times hereafter.