

72-06-673D3

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TRUSTEE'S DEED IN TRUST

COOK COUNTY, ILLINOIS
FILED FOR RECORD

989 JUN 21 PM 3:59

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The above space for recorder's use only

COOK COUNTY, ILLINOIS
DEPT. OF REVENUE
JUN 21 1989
6 7 50
REAL ESTATE TRANSACTION TAX
STAMP JUN 21 89
6 7 50
Cook County
REAL ESTATE TRANSACTION TAX
6 7 50

Midwest Bank and Trust Company, a corporation of Illinois, as Trustee under the provisions of a deed or deeds in trust, duly recorded and delivered to said Trustee in pursuance of a trust agreement dated the 18th day of September, 1978, and known as Trust Number 78-09-2711 party of the first part, and First State Bank of Park Ridge, Illinois, as Trustee, U/T/A dated April 21, 1989, & known as Trust No. 2003 party of the second part. Grantee's Address: 607 Devon, Park Ridge, IL 60068-----
WITNESSETH, that said party of the first part, in consideration of the sum of Ten and no/100----- Dollars, and other good and valuable considerations in hand paid, does hereby grant, sell and convey unto said party of the second part, the following described real estate, situated in Cook County, Illinois to-wit:

SEE LEGAL DESCRIPTION RIDER ATTACHED

Permanent Index Number: 09-16-102-039

Subject to: Covenants, conditions and restrictions of record; public and utility easements and roads and highways, if any; special taxes or assessments for improvements not yet completed; installments not due as of date hereof of any special tax or assessment for improvements heretofore completed; general taxes for 1988 et seq.

13⁰⁰

This conveyance is made pursuant to a Direction authorizing the party of the first part to convey directly to the party of the second part, and/or pursuant to authority granted in the Trust Agreement authorizing the party of the first part to convey directly to the party of the second part.

TO HAVE AND TO HOLD the real estate with its appurtenances upon the trusts and for the uses and purposes herein and in the trust agreement set forth.

Full power and authority is hereby granted to said trustee to subdivide and resubdivide the real estate or any part thereof; to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof; to execute contracts to sell or exchange, or execute grants of options to purchase, to execute contracts to sell on any terms, to convey either with or without consideration, to convey the 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 the trustee; to donate, to dedicate, to mortgage, or otherwise encumber the real estate or any part thereof; to execute contracts of the real estate, or any part thereof, from time to time, in possession or reversion, by lease to commence in present or future and upon any terms and for any period or periods of time, and to execute renewals or extensions of leases upon any terms and for any period or periods of time, and to execute amendments, changes or modifications of leases and the terms and provisions thereof at any time or times hereafter; to execute contracts to make leases and to execute options to lease and options to renew leases and options to purchase the whole or any part of the reversion and to execute contracts respecting the manner of fixing the amount of present or future rentals, to execute grants of easements or charges of any kind, to release, convey or assign any right, title or interest in or about or appurtenant to the real estate or any part thereof, and to deal with the title to 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 title to the real estate to deal with it, whether similar to or different from the ways above specified and at any time or times hereafter.

In no case shall any party dealing with said trustee in relation to the real estate, or in whom the real estate or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by the trustee, be obliged to see to the application of any purchase money, cash or money borrowed or advanced on the real estate, or be obliged to see that the terms of the trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of the trustee, or be obliged or privileged to inquire into any of the terms of the trust agreement; and every deed, trust deed, mortgage, lease or other instrument executed by the trustee in relation to the 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 is created herein and by the 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 herein and in the trust agreement or in any amendments thereto and binding upon all beneficiaries, (c) that the 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 beneficiary under the trust agreement and of all persons claiming under them or any of them shall be only in the possession, earnings, and the avails and proceeds arising from the sale, mortgage or other disposition of the real estate, and such interest is hereby declared to be personal property, and no beneficiary shall have any title or interest, legal or equitable, in or to the real estate as such, but only an interest in the possession, 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.

This deed is executed pursuant to and in the exercise of the power and authority granted to and vested in Grantor by the terms of said deed or deeds in trust, pursuant to the trust agreement above mentioned. This deed is 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 hereof.

IN WITNESS WHEREOF, Grantor has caused its corporate seal to be hereto affixed and has caused its name to be signed to these presents by its Asst. Trust Officer and attested by its Asst. Secretary this 25th day of April, 1989.

Midwest Bank and Trust Company
As Trustee as Aforesaid,
Grantor

By: [Signature]
Attest: [Signature]

This space for affixing Riders per Revenue Stamps.
89282478
DocuSign Number

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STATE OF ILLINOIS)
COUNTY OF COOK) SS

OFFICIAL SEAL
RITA C. WIEDENHEFT
NOTARY PUBLIC STATE OF ILLINOIS
MY COMMISSION EXP. MAY 28, 1992

On May 31st, 1989, the foregoing instrument was acknowledged before me by
Angela McClain Asst. Trust Officer
of Midwest Bank and Trust Company, an Illinois corporation and by Kathleen Plazyk
Asst. Secretary of said Bank, who affixed the seal of said Bank, all on behalf of said Bank.

This instrument was prepared by:
Angela McClain
Midwest Bank & Trust Company
1606 N. Harlem Ave.
Elmwood Park, IL 60635

Rita C. Wiedenheft
_____, Notary Public

My Commission Expires: _____

DELIVERY

NAME Angela McClain
Midwest Bank & Trust Co.
STREET 1606 N. Harlem Ave
CITY Chicago, IL 60635
BOX: 333

249 S. River Road, Des Plaines,

For information only. Insert street address of
above described property. IL 60016

Send subsequent Tax Bills to:

Name

Address

89282478

Property of Cook County Clerk's Office

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This rider is attached to and forms part of certain Trustee's Deed in Trust, dated 4/25/89, signed by Midwest Bank & Trust Company, as Trustee, U/T/A 78-09-2711.

Lots 19 and 20 in Block 1 in River Rand Road Subdivision of Lots 1 to 8 in Block 18 (or the Bennett Block) and Lots 1 to 13 in Block 19 (or the Rand Block) in Park Addition to Des Plaines, being a part of the North $\frac{1}{2}$ of Sections 16 and 17, Township 41 North, Range 12 East of the Third Principal Meridian, in Cook County, Illinois, except that part taken under order of condemnation entered in case number 59S5468.

and

That part of Lots Nineteen and Twenty in Block One in River Rand Road Subdivision of Lots One to Eight in Block Eighteen (also known as Bennett Block) and Lots One to Thirteen in Block Nineteen (also known as Rand Block) in Park Addition to Des Plaines, being a part of the North Half of Sections Sixteen and Seventeen, Township 41 North, Range 12 East of the Third Principal Meridian, described as follows: Commencing at the southwesterly corner of said Lot Twenty; thence easterly on the southerly line of said Lot Twenty, being also the northerly line of Sherman Place, a distance of 17.52 feet to a point of intersection with a line 17.00 feet northeasterly of the parallel with the northeasterly right of way line of Des Plaines River Road for the Point of Beginning.

Thence northwesterly on the last described parallel line, a distance of 70.21 feet to a point of tangency, said point being 40.38 feet southeasterly of the northerly line of said Lot Nineteen as measured along said parallel line; thence southeasterly on a curved line concaved to the northeast, having a radius of 100.00 feet for an arc distance of 132.745 feet to a point of tangency with the southerly line of said Lot Twenty, said point being also on the northerly line of Sherman Place; thence westerly on the southerly line of said Lot Twenty, a distance of 95.73 feet to the Point of Beginning all in Cook County, Illinois:

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2025/01/24