

90468210

The above space for recorder's use only

THIS INDENTURE WITNESSETH, that the Grantor SEGUIN SERVICES, INCORPORATED, a not-for-profit corporation, of the County of Cook and State of Illinois for and in consideration of Ten & No/100 (\$10.00) Dollars, and other good and valuable considerations in hand paid, Convey and Warrant unto FIRST NATIONAL BANK OF CICERO, a National Banking Association of Cicero, Illinois, as Trustee under the provisions of a trust agreement dated the 7th day of August 1990, known as Trust Number 10046, the following described real estate in the County of Cook and State of Illinois, to-wit:

Units 1 & 2 in SE Avonue Condominium, as delineated on a Survey of the following described real estate: Lot 13 in Block 42 in Village of Ridgeland, Sections 7 and 8, Township 39 North, Range 13, East of the Third Principal Meridian, which Survey is attached as Exhibit "A" to the Declaration of Condominium recorded as Document #24634590, together with an undivided 50 percent interest in the common elements, together with Parking Space Numbers "A" and "B" as delineated on said Survey, in Cook County, Illinois.

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DEPT-01 RECORDING 13.0
745555 TRAN 6337 09/26/90 12:16:00
99914 \$ *-90-468210
COOK COUNTY RECORDER

Commonly Known as: 134 So. East Ave., Units 1 & 2, Oak Park, Ill., 60302
Permanent Index Number: 16-07-403-044-1001 & 16-07-403-044-1002

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 reallocate 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 lease to commence in present or future, and upon any terms and 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, 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 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 to 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 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 instrument thereof and having upon all beneficiaries thereunder, (c) that said trustee was fully 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 make 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 the exemption of homesteads from sale on execution or otherwise.

In Witness Whereof, the grantor aforesaid has hereunto set hand this 19th day of 1990.

(Seal) (Seal)
(Seal) (Seal)

THIS INSTRUMENT PREPARED BY:

State of _____ }
County of _____ } 55 I, _____ a Notary Public in and for said County, in the state aforesaid, do hereby certify that _____

personally known to me to be the said person whose name _____ subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that _____ signed, sealed and delivered the said instrument as _____ 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 notarial seal this _____ day of _____ 19____

Notary Public

GRANTEE'S ADDRESS:
FIRST NATIONAL BANK OF CICERO
6000 WEST CERMAK ROAD
CICERO, ILLINOIS 60850
(RECORDER'S BOX NO. 284)

For information only insert street address of above described property.

90468210

Section 4
Date
Maryaichelle Feunoy

This space for affixing Riders and Release Sheets

Form 90468210-1 (1-90) Cook County Recorder's Office

UNOFFICIAL COPY

Property of Cook County Clerk

In Witness Whereof, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its President, and attested by its Secretary, this 17th day of September, 1990.

SEGUIN SERVICES, INCORPORATED, a not-for-profit corporation
(NAME OF CORPORATION)
By Howard W. Mortensen PRESIDENT
Attest: Marjorie A. Peeney SECRETARY

State of Illinois, County of Cook ss., I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that HOWARD W. MORTENSEN personally known to me to be the President of the SEGUIN SERVICES, INCORPORATED, a not-for-profit corporation,

and MARJORIE A. PEENEY personally known to me to be the Secretary of said corporation, and 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 as such President and Secretary, they signed and delivered the said instrument as President and Secretary of said corporation, and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority, given by the Board of Directors of said corporation as their free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this 17th day of September, 1990

Commission expires 19 Patricia A. Lapka NOTARY PUBLIC

OFFICIAL SEAL
Patricia A. Lapka
Notary Public, State of Illinois
My Commission Expires 9/25/93

MAIL TO: NAME Trust Dept
ADDRESS 6000 W. Cermak Rd.
CITY AND STATE Cicero, IL., 60650

ADDRESS OF PROPERTY:
134 So. East Ave.
Units 1 & 2
Oak Park, IL., 60302

THE ABOVE ADDRESS IS FOR STATISTICAL PURPOSES ONLY AND IS NOT A PART OF THIS DEED.

OR RECORDER'S OFFICE BOX NO. 284

AFFIX "RIDERS" OR REVENUE STAMPS HERE

DOCUMENT NUMBER
90468210

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