

UNOFFICIAL COPY

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This Indenture Witnesseth, That the Grantor,

Pyeong OK Chung, a married woman

of the County of Cook and State of Illinois, for and in consideration of the sum of Ten and no hundredths Dollars (\$10.00),

in hand paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged, Convey and Warrant unto THE FIRST NATIONAL BANK OF DES PLAINES, a corporation duly organized and existing as a national banking association under the laws of the United States of America, and duly authorized to accept and execute trusts within the State of Illinois, as Trustee under the provisions of a certain Trust Agreement dated the 25th day of September 1990, and known as Trust Number 21622162, the following described real estate in the County of Cook and State of Illinois, to-wit:

14-00

Legal Description Attached

THIS PROPERTY IS NOT HOMESTEAD PROPERTY

Property address: 5965-95 Potter Road, Des Plaines, Ill 60016

P. I. N. 09-15-307-100-0000

Exempt under provisions of Cook County, Ill. Sec. 4, Real Estate Transfer Act

W. Lee Date Buyer, Seller or Representative

SUBJECT TO

Property not located in the corporate limits of Des Plaines. Dead or instrument not subject to transfer tax. A. Rishy 11-2-90 City of Des Plaines

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 and 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 a successor or successors in trust all of the title, estate, powers and authorities vested in said Trustee, to dedicate, to dedicate to mortgage, pledge, otherwise encumber said real estate, or any part thereof, to lease said real estate, or any part thereof, from time to time, in the season or seasons, by leases to commence in present or in futuro, and upon any terms and for any period or periods of time, not exceeding in the case of a 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 renew leases and options to purchase the whole or any part of the reversion and to contract respecting the manner of having 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 encumbrance 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 purposes 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, 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 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, (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 all amendments thereof, if any, and binding upon all beneficiaries thereunder, (c) 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 (d) that 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 condition that neither The First National Bank of Des Plaines, 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 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 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 at the election of the Trustee, in its own name, as Trustee of an express trust and not individually. (and the Trustee shall have no obligation whatsoever 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.

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 the earnings, avails and proceeds therefrom as aforesaid, the intention hereof being to vest in said First National Bank of Des Plaines 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 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 her hand and seal this 5th day of November 1990.

(SEAL) x Pyeong OK Chung (SEAL) PYEONG OK CHUNG (SEAL)

72-74-835 D/

2541-X

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TRUST NO. \_\_\_\_\_

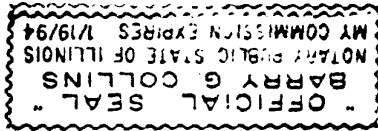
## Deed in Trust

WARRANTY DEED

TO

THE FIRST NATIONAL BANK  
OF DES PLAINES  
701 Lee Street  
Des Plaines, Illinois 60016  
TRUSTEE

Property of Cook County Clerk's Office



I, Barry G. Collins  
Notary Public in and for said County, in the State aforesaid, do hereby certify that  
Pyeong Ok Chung, a married woman  
personally known to me to be the same person whose name is  
subscribed to the foregoing instrument, appeared before me this day in person and  
acknowledged that she signed, sealed and delivered the said instrument  
as her free and voluntary act, for the uses and purposes therein set forth,  
including the release and waiver of the rights of homestead.  
Given under my hand and Notarial Seal this 5th day of  
November A. D. 1990  
*Barry G. Collins*  
Notary Public  
My commission expires January 19, 1994

Notary Public in and for the County of Cook, Illinois

City of Des Plaines

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The South 150 feet of the North 183 feet of the East 150 feet of the West 183 feet as measured at right angles to the North and West Lines thereof of the following described tract:

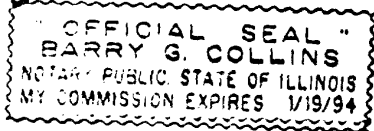
That part of the South East quarter of the South West quarter and the North East quarter of the South West quarter of Section 15, Township 41 North, Range 12 East of the Third Principal Meridian lying South of the center line of Ballard Road and West of a line drawn from a point in the South line of Sections 15, which is 22.50 feet East of the South West corner of the East half of the South East quarter of the South West quarter to a point on the North line of the South East quarter of the South West quarter 26.99 feet East of the North West corner of said East half of the South East quarter of the South West quarter of said Section 15 and said line extended North to the center line of Ballard Road in the North East quarter of said South West quarter (except that part lying North of the North line of Lot 6 in Goettsche's Subdivision of part of the South half of the Section 15; aforesaid and lying East of the West line of the East half of the North East quarter of the South West quarter of said Section 15) in Cook County, Illinois.

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*Barry G. Collins* SUBSCRIBED and SWORN to before me this  
*12th* day of *November*, *1990*.

*Barry G. Collins*



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018820x

PLAT ACT AFFIDAVIT

STATE OF ILLINOIS )  
                          ) ss.  
COUNTY OF COOK   )

Reena OK Chana, being duly sworn on oath, states that she resides at 534 E. Washington Ave Chicago Illinois 60606. That the attached deed is not in violation of Section 1 of Chapter 109 of the Illinois Revised Statutes for one of the following reasons:

- 1. Said Act is not applicable as the grantors own no adjoining property to the premises described in said deed;  
-OR-  
the conveyance falls in one of the following exemptions as shown by Amended Act which became effective July 17, 1959.
- 2. The division or subdivision of land into parcels or tracts of 5 acres or more in size which does not involve any new streets or easements of access.
- 3. The divisions of lots or blocks of less than 1 acre in any recorded subdivision which does not involve any new streets or easements of access.
- 4. The sale or exchange of parcels of land between owners of adjoining and contiguous land.
- 5. The conveyance of parcels of land or interests therein for use as right of way for railroads or other public utility facilities, which does not involve any new streets or easements of access.
- 6. The conveyance of land owned by a railroad or other public utility which does not involve any new streets or easements of access.
- 7. The conveyances of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
- 8. Conveyances made to correct descriptions in prior conveyances.
- 9. The sale or exchange of parcels or tracts of land existing on the date of the Amendatory Act into no more than 2 parts and not involving any new streets or easements of access.

CIRCLE NUMBER ABOVE WHICH IS APPLICABLE TO ATTACHED DEED.

Affiant further states that he makes this affidavit for the purpose of inducing the Recorder of Deeds of Cook County, Illinois to accept the attached deed for recording.

Reena OK Chana SUBSCRIBED and SWORN to before me this 18th day of November, 1990.  
Barry G. Collins



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