

TRUSTEE'S DEED
IN TRUST

UNOFFICIAL COPY

COOK COUNTY, ILLINOIS

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COCK
COUNTY

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(The above space for recorders use only)

THIS INDENTURE, made this 28 th day of December, 1989, between BANK OF RAVENSWOOD, an Illinois Banking Corporation 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 1st day of December, 1987, and known as Trust Number 25-9000, party of the first part, and Cosmopolitan National Bank of Chicago, a National Banking Asco., as Trustee under Trust Agreement dated 12/2/88 and known as Trust No. 28947, party of the second part.

Address of Grantee(s): 801 N. Clark Street, Chicago, IL

WITNESSETH, that said party of the first part, in consideration of the sum of ten and no/100 (\$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:

SEE LEGAL DESCRIPTION RIDER ATTACHED HERETO

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together with the tenements and appurtenances thereto belonging, TO HAVE AND TO HOLD the same unto said party of the second part, and to the proper use, benefit and behoof forever of said party of the second part.

For payment of the debt mentioned
reference is made to the deed of
BANK OF RAVENSWOOD, dated
12/2/88, recorded in Cook County, Illinois.

The terms and conditions on the reverse side hereof are hereby incorporated by reference and made a part hereof.

This deed is executed by the party of the first part, as Trustee as aforesaid, pursuant 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 grantee 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.

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its ASST. Vice-President and attested by its LAND Trust Officer, the day and year first above written.



BANK OF RAVENSWOOD
As Trustee as Aforesaid

By [Signature] ASST. VICE-PRESIDENT
Attest [Signature] LAND TRUST OFFICER

MAIL TO:

NAME Mr. E. Howlett
ADDRESS 180 W. Park Avenue
CITY AND STATE Elmhurst, IL 60126

OR RECORDER'S OFFICE BOX NO. BOX 333 - GC

ADDRESS OF PROPERTY:

127 Acacia Drive, Unit 207

Indian Head Park, IL 60525

THE ABOVE ADDRESS IS FOR INFORMATION
ONLY AND IS NOT A PART OF THIS DEED
THIS DOCUMENT WAS PREPARED AND
DRAFTED BY

Cecelia Vallo

BANK OF RAVENSWOOD
1825 WEST LAWRENCE AVENUE
CHICAGO, ILLINOIS 60640



STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
REVENUE
167.00

COOK COUNTY
REAL ESTATE TRANSACTION TAX
83.50

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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 or set forth.

Full power and authority is hereby granted to said trustee to sell and to subdivide the real estate or any part thereof, to dedicate parks, streets, highways or alleys and to execute any subdivision or part thereof, to execute contracts to sell or exchange or execute grants of options to purchase, to execute contracts to sell or any terms, to convey either with or without consideration, to convey the real estate or any part thereof to a person or persons in trust and to grant to such person or persons in trust all of the title, estate, powers and authorities vested in the trustee, to donate, to dedicate, to mortgage, in otherwise encumber the real estate, or any part thereof, to execute leases 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 easement 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 to 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, rent, 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 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 was 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.

STATE OF ILLINOIS
COUNTY OF COOK

SS.

I, the undersigned, A Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY THAT

Michael T. Poch, Asst.

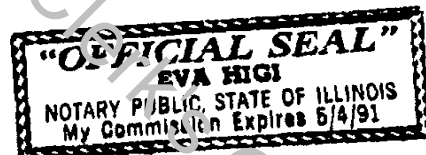
Asst. Vice-President of the BANK OF HAVENSWOOD, and

Mario V. Gotanco, Land

Trust Officer of said bank, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such ~~Asst. Vice President~~ Vice President and Trust Officer respectively, appeared before me this ~~28th~~ day of ~~December~~ 28th day of December 1989, and as the free and voluntary act, and as the free and voluntary act of said Bank, for the uses and purposes therein set forth, and the said ~~Asst. Vice President~~ Vice President did then and there acknowledge that he, as custodian of the corporate seal of said Bank, did affix the said corporate seal of said Bank to said instrument in his own free and voluntary act, and as the free and voluntary act of said Bank, for the uses and purposes therein set forth.

Given under my hand and Notary Seal this 28th day of December 1989.

Notary Public



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WILSHIRE GREEN CONDOMINIUMS

PHASE I

UNIT NO. 207 IN 127 ACACIA DRIVE IN WILSHIRE GREEN CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: THAT PART OF LOT 3 OF INDIAN HEAD PARK CONDOMINIUM NUMBER 1, A SUBDIVISION OF PART OF THE WEST 1/2 OF THE NORTH WEST 1/4 OF SECTION 20, TOWNSHIP 38 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 89551005 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS AND TOGETHER WITH ITS RIGHT TO THE EXCLUSIVE USE AND POSSESSION FOR PARKING PURPOSES OF THAT LIMITED COMMON ELEMENT DELINEATED AS PARKING SPACE (S) NO. 20 ON THE SURVEY ATTACHED AS EXHIBIT B TO THE SAID CONDOMINIUM DECLARATION AND THE RIGHT TO THE EXCLUSIVE USE AND POSSESSION OF THOSE ADDITIONAL LIMITED COMMON ELEMENTS AS DEFINED BY THE CONDOMINIUM DECLARATION WHICH ARE CONTIGUOUS TO AND SERVE THE AFORESAID UNIT EXCLUSIVELY.

PARTY OF THE FIRST PART ALSO HEREBY GRANTS TO PARTY OF THE SECOND PART, ITS SUCCESSORS AND ASSIGNS AS RIGHTS AND EASEMENTS APPURTENANT TO THE ABOVE-DESCRIBED REAL ESTATE, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID PROPERTY SET FORTH IN THE DECLARATION OF PROTECTIVE COVENANTS AND EASEMENTS DATED NOVEMBER 17, 1989 AND RECORDED AS DOCUMENT NO. 89551005 AND SET FORTH IN THE AFOREMENTIONED CONDOMINIUM DECLARATION, AND THE PARTY OF THE FIRST PART RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING PROPERTY DESCRIBED THEREIN.

GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE ABOVE DESCRIBED REAL ESTATE, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID PROPERTY SET FORTH IN THE DECLARATION OF CONDOMINIUM, AFORESAID, AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING PROPERTY DESCRIBED THEREIN.

THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN.

18-20-100-0460000

127 Acacia Dr

Indian Head Park, IL

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