

This Indenture Witnesseth, THAT THE GRANTORS, DANIEL F. O'CONNELL AND ANN SHANNON O'CONNELL, his wife,

UNOFFICIAL COPY

90083394

of the County of Cook and State of Illinois for and in consideration of TEN AND NO/100 * * * * * (\$10.00) * Dollars.

and other good and valuable considerations in hand paid, Convey and Warrant unto the RIVER FOREST STATE BANK AND TRUST COMPANY, a corporation of Illinois, as Trustee under the provisions of a 7727 Lake Street, River Forest, Illinois 60305

Trust Agreement dated the 12th day of February, 1990, known as Trust Number 2591, the following described real estate in the County of Cook and State of Illinois, to-wit:

Unit No. 4-K as delineated on Plat of Survey of the following described parcel of real estate (hereafter referred to as "Parcel"): Lots 4 and 5, the West 18.0 feet of Lot 8 and all of Lots 9, 10, 11 and 12 in Block 3, Part of River Forest, being a subdivision of part of Section 12, Township 39 North, Range 12, East of the Third Principal Meridian as surveyed for the Suburban Home Mutual Land Association according to the Plat of said Subdivision recorded June 23, 1890, as Document Number 1291334 in Book 43 of Plats, Page 20, in Cook County, Illinois, which

Plat of Survey is attached as exhibit "A" to Declaration of Condominium made by River Forest State Bank and Trust Company, a corporation of Illinois, as Trustee under Trust Agreement dated July 8, 1968, and known as Trust No. 1442, Recorded in the office of the Recorder of Deeds of Cook County, Illinois, as Document No. 21171894, together with an undivided 1.6% interest in said Parcel (excepting from said Parcel) the property and space comprising all the Units thereof as defined and set forth in said Declaration and Plat of Survey;

Exempt under provisions of Paragraph 3, Section 4, Real Estate Transfer Tax Act.

By: [Signature] Date: 2-12-90

Commonly Known as: 407 Ashland Ave., Apt. 4K, River Forest, Illinois 60305 Index No. 15 12 117 016 1036

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 resubdivide 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, power 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 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 options to renew, lease 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 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 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.

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 the application of any purchase money, rent, or money borrowed or advanced on said premises, or be obliged to see that 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 any of 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 instruments was executed in accordance with the trusts, conditions and limitations contained in this Indenture and in said agreement or in some amendment thereof and binding upon all beneficiaries thereunder, (c) that said 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 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 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 grantors 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 grantors aforesaid have hereunto set their hands and

this 12th day of February, 1990.

[Signature] DANIEL F. O'CONNELL (SEAL)

[Signature] ANN SHANNON O'CONNELL (SEAL)

90083394

NO TAXABLE CONSIDERATION

BOOK 406

EXEMPTION APPROVED

VILLAGE CLERK - VILLAGE OF RIVER FOREST

[Signature]

UNOFFICIAL COPY

(BOX 426)

Deed in Trust

WARRANTY DEED

TO

RIVER FOREST STATE BANK
AND TRUST COMPANY
TRUSTEE

RIVER FOREST STATE BANK
AND TRUST COMPANY
Lake Street and Franklin Avenue
RIVER FOREST, ILLINOIS

13.00

90083394

Property of Cook County Clerk's Office

MARLENE L. VONDRASEK
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 6/1/91

GIVEN under my hand and notarial seal this 12th day of February, A.D. 1990.

Marlene L. Vondrasek
Notary Public

DEPT-01 RECORDING

1#0555 TRAM 745 02/21/90 10:55:00

#3344 # E * 70-083874

COOK COUNTY RECORDER

personally known to me to be the same person as whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

DANIEL F. O'CONNELL and ANN SHANNON O'CONNELL, HIS WIFE,
a Notary Public in and for said County, in the State aforesaid, do hereby certify that

I, MARLENE L. VONDRASEK,

STATE OF ILLINOIS
COUNTY OF COOK

ss.

UNOFFICIAL COPY

(SEAL)

(SEAL)

(SEAL)

(SEAL)

AMN SHANNON O'CONNELL

DANIEL F. O'CONNELL

19 90.

day of FEBRUARY,

this 12th

In Witness Whereof, the Grantor S aforesaid ha Ve hereunto set their hands

And the said Grantor S hereby expressly waives and releases any and all rights 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.

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 words of similar import, in accordance with the statute in such case made and provided.

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, profits 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, profits and proceeds thereof as aforesaid.

And the said Grantor S hereby expressly waives and releases any and all rights 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.

Full power and authority is hereby granted to said trustee to sell, lease, mortgage, convey, assign, or otherwise dispose of the premises, or any part thereof, to dedicate, park, streets, highways or alleys and to execute any subdivision or part thereof, and to resubdivide 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, power and authorities vested in said trustee, to donate, to dedicate, to mortgage, pledge or otherwise encumber said property, or any part thereof, to leave said property, 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 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 property, or any part thereof, for other real or personal property, to grant easements or charges of any kind, and to deal with said property 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.

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.

Commonly Known as: 407 Ashland Ave., Apt. 4K, RIVER FOREST, ILLINOIS 60505

Index No. 15 12 117 016 1036

WILLIAM O'LEARY, CLERK OF RIVER FOREST, APPROVED

NO TAXABLE CONSIDERATION

3-12-90

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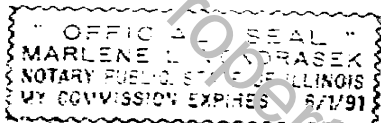
STATE OF ILLINOIS
COUNTY OF COOK

I, MARLENE L. VONDRASEK,

a Notary Public in and for said County, in the State aforesaid, do hereby certify that
DANIEL F. O'CONNELL and ANN SHANNON O'CONNELL,
HIS WIFE,

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
acknowledged that they signed, sealed and delivered the said instrument
as their 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 12th
day of February, A.D. 1990.



Marlene L. Vondrasek
Notary Public

DEPT-01 RECORDING \$13.00
7#5555 TRAN 7143 02/21/90 15:55:00
#3344 # E *--90--0E3394
COOK COUNTY RECORDER

90083394

(BOX 426)

Deed in Trust
WARRANTY DEED

TO
RIVER FOREST STATE BANK
AND TRUST COMPANY
TRUSTEE

13.00

RIVER FOREST STATE BANK
AND TRUST COMPANY
Lake Street and Franklin Avenue
RIVER FOREST, ILLINOIS

Reorder from ILLIANA FINANCIAL, INC. (312) 888-8888

an undivided 1.65% interest in said Parcel (excepting from said Parcel
the property and space comprising all the Units thereof as defined and
set forth in said Declaration and Plat of Survey;

Exempt under provisions of Paragraph
E, Section 4, Real Estate Transfer Tax