

UNOFFICIAL COPY 90197191

TRUSTEE'S DEED

PH 2:46

90197191

(The Above Space For Recorder's Use Only)

This Indenture, made this 13<sup>th</sup> day of April, 1990, between

DONALD F. HACKEL

as trustee under the DONALD F. HACKEL Declaration of Trust

dated the 22nd day of August, 1984, grantor, and ANNEXION & MONTEBANA Midwest Bank & Tr Company Trustee U/T 90-5967 dated April 10, 1990  
(NAME AND ADDRESS OF GRANTEE)

grantee, WITNESSETH, That the grantor, in consideration of the sum of Ten & No/100 Dollars and other good and valuable considerations

receipt whereof is hereby acknowledged, and in pursuance of the power and authority vested in the grantor as said trustee and of every other power and authority the grantor hereunto enabling, do hereby convey and quitclaim unto the grantee, in fee simple the following described real estate, situated in the County of Cook and State of Illinois, to wit:

THE NORTH WEST 1/4 OF THE SOUTH EAST 1/4 OF SECTION 33 IN ORLAND TOWNSHIP, TOWNSHIP 36 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

14<sup>00</sup>

Permanent Tax No: 27-33-400-001

Address of Premises: approximately 40 acres vacant property just west of southwest corner of 179th Street and LaGrange Road, Cook County, Illinois

together with the tenements, hereditments and appurtenances thereunto belonging or in any wise appertaining.

IN WITNESS WHEREOF, the grantor, as trustee as aforesaid, has hereunto set his hand and seal the day and year first above written.

us trustee as aforesaid

(SEAL)

*Donald F. Hackel*

(SEAL)

as trustee as aforesaid

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 DONALD F. HACKEL as Trustee under the DONALD F. HACKEL Declaration of Trust dated August 22, 1984

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 he signed, sealed and delivered the said instrument as his free and voluntary act as such trustee, for the uses and purposes therein set forth.

IMPRESS  
SEAL  
HERE

Given under my hand and official seal, this 13<sup>th</sup> day of April, 1990  
Commission expires July 27 1993

*John T. Conroy*  
NOTARY PUBLIC

This instrument was prepared by JOHN T. CONROY, 4544 W. 103rd Street, Oak Lawn, IL  
(NAME AND ADDRESS)

MAIL TO:

Richard P. Brandstatter  
Montebana Builders, Inc.  
(Name)  
519 N. Cass Ave.  
(Address)  
Westmont, Illinois 60559  
(City, State and Zip)

OR

RECORDER'S OFFICE BOX NO. 333

Grantee's Address  
1606 N. Harlem Ave

Elmwood Park, IL 60635

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

SEND SUBSEQUENT TAX BILLS TO:

(Name)

(Address)

STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX  
717.00  
APR 19 1990

COOK COUNTY  
REAL ESTATE TRANSACTION TAX  
358.50  
APR 19 1990

90197191  
DOCUMENT NUMBER

7249389

UNOFFICIAL COPY

TRUSTEES DEED

As Trustee—

TO

GEORGE E. COLE  
LEGAL FORMS

Property of Cook County Clerk's Office

60197191

Commission expires \_\_\_\_\_  
Notary Public \_\_\_\_\_

GIVEN under my hand and official seal, this \_\_\_\_\_ day of \_\_\_\_\_ 19\_\_\_\_  
therein set forth.

signed, sealed and delivered the said instrument as \_\_\_\_\_ free and voluntary act, for the uses and purposes  
appeared before me this day in person and acknowledged that as trustee \_\_\_\_\_ as therein mentioned \_\_\_\_\_ he  
personally known to me to be the same person whose name \_\_\_\_\_ subscribed to the foregoing instrument.

\_\_\_\_\_ in and for said County, in the State aforesaid, do hereby certify that \_\_\_\_\_ a notary public

STATE OF \_\_\_\_\_  
COUNTY OF \_\_\_\_\_  
} ss.

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, 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 leases to commence in present or 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 fixing the amount of present or future rental, 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 here 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 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 instrument was executed in accordance with the trusts, conditions and limitations contained in this indenture and in said trust agreement or in some amendment thereof and binding upon all beneficiaries hereunder, (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.

50197191

UNOFFICIAL COPY

Property of Cook County Clerk's Office