

UNOFFICIAL COPY

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TRUSTEE'S DEED  
IN TRUST

Form No. 370

THE ABOVE SPACE FOR RECORDER'S USE ONLY

THIS INDENTURE, made this 7th day of May, 1990, between FIRST CHICAGO TRUST COMPANY OF ILLINOIS (formerly known as First United Trust Company), a corporation of Illinois, as Trustee under the provisions of a deed or deeds in trust, duly recorded and delivered to said company in pursuance of a trust agreement dated the 15th day of September, 1988, and known as Trust Number 10126, party of the first part, and The Midwest Bank and Trust Company, as Trustee under Trust Number 90-5977 dated April 23, 1990

party of the second part.  
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 grant, sell and convey unto said party of the second part, the following described real estate in the County of Cook and State of Illinois, to-wit:

Lots 13 and 14 in Block 3 in Scoville and Niles Addition to Oak Park, being a subdivision of the first 40 acres of the South West quarter of Section 7, Township 39 North, Range 13, East of the Third Principal Meridian in Cook County, Illinois.

Perm. Index Nos. 16-07-307-012-0000 & 16-07-307-013-0000 **90255636**

Together with the tenements and appurtenances thereunto belonging, TO HAVE AND TO HOLD the same unto said party of the second part for use

EXEMPTION APPROVED  
*Dennis John Carrara*  
VILLAGE CLERK  
VILLAGE OF OAK PARK

Stamp under Registrar's Office and Revenue Stamp  
P&R. Sp & Cook County Ord. 96104 Par. 2  
Date 6-15-90 Sign. *D. Bennett*

This conveyance is made pursuant to Direction and with authority to convey directly to the Trust Grant contained herein. The powers and authority conferred upon said Trustee Company are recited on the reverse side hereof and incorporated herein by reference.

This deed is executed pursuant to and in the exercise of the power and authority granted to and vested in said trustee by the terms of said deed or deeds in trust delivered to said trustee in pursuance of the trust agreement above mentioned. This deed is made subject to the lien of every trust deed or mortgage (if any) thereon of record in said county given to secure the payment of money, and remaining unleased as the date of the delivery hereof.

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

FIRST CHICAGO TRUST COMPANY OF ILLINOIS As Trustee as aforesaid,

By *Dennis John Carrara* Assistant Vice-President

ATTEST: *Margaret O'Donnell* Assistant Secretary

STATE OF ILLINOIS, ss.  
COUNTY OF COOK

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY, that James A. Kiel Assistant Vice-President and Dennis John Carrara Assistant Secretary of the FIRST CHICAGO TRUST COMPANY OF ILLINOIS, Grantor, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Assistant Vice-President and Assistant Secretary respectively, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary act and as the free and voluntary act of said Company for the uses and purposes therein set forth; and the said Assistant Secretary then and there acknowledged that said Assistant Secretary, as custodian of the corporate seal of said Company, caused its corporate seal of said Company to be affixed to said instrument as said Assistant Secretary's own free and voluntary act and as the free and voluntary act of said Company for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 12th day of June, 1990

*Margaret O'Donnell* Notary Public

"OFFICIAL SEAL"  
Margaret O'Donnell  
Notary Public, State of Illinois  
My Commission Expires 5/10/93

Document Number  
**90255636**

D E L I V E R Y INSTRUCTIONS OR RECORDER'S OFFICE BOX NUMBER

FOR INFORMATION ONLY  
INSERT STREET ADDRESS OF ABOVE DESCRIBED PROPERTY HERE  
1140-44 Randolph, 255-57 S. Maple and 201-05 North Harlem Ave., Oak Park, Ill.  
Grantee's Address:  
1606 North Harlem  
Elmwood Park, Illinois 60635

This instrument was prepared by Dennis John Carrara, Trust Officer, First Chicago Trust Company of Illinois, 1048 Lake Street, Oak Park, Illinois 60301-1194

Box 215 Bennett

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Full power and authority is herein 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 of part thereof, and to redivide said premises or any part thereof, 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 fee and to grant to such successor or successors in trust all of the title, estate, powers and authorities aforesaid in said premises, to dedicate, to divide, to mortgage, to pledge or otherwise encumber 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 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 to purchase the whole or any part of the same 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 premises 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 any premises, or any part thereof, to 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 that the terms of this trust have been complied with, or be obliged to inquire into the necessity of expenditure of any part of said premises, 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, so 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, so 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 thereto, and binding upon all beneficiaries thereunder, so that said trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, mortgage, lease, mortgage or other instrument and 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 the trustee of the premises aforesaid.

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, assets 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, assets 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 in any other document, 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.

Property of Cook County Clerk's Office

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