

91233534

UNOFFICIAL COPY

This Indenture Witnesseth, That the Grantor(s) VINOD K. VATS AND SANGEETA VATS, HIS WIFE

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 FIRST BANK AND TRUST COMPANY OF ILLINOIS, a corporation of Illinois, as Trustee
under the provisions of a trust agreement dated the 15TH day of APRIL 19 91, known as
Trust Number 10-1644, the following described real estate in the County of COOK and State of Illinois, to-wit:

LOTS 17 AND 18 IN KRENN AND DATO'S CRAWFORD CHASE "L" SUBDIVISION, BEING LOTS
1 AND 2 IN PARTITION OF THE NORTH 25 RODS (EXCEPT THE WEST 32 RODS) OF THE SOUTH
65 RODS OF THE SOUTH EAST 1/4 IN HOFFMAN'S SUBDIVISION OF THE SOUTH EAST 1/4 OF
SECTION 27, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN,
IN COOK COUNTY, ILLINOIS.
COMMONLY KNOWN AS 7329 NORTH KEYSTONE AVE., LINCOLNWOOD, IL. 60646

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

THIS INSTRUMENT PREPARED BY:
Mark Reinertsen
First Bank and Trust Company
35 North Brockway
Palatine, IL 60067

4/15/91 Vinod K. Vats
Date Buyer, Seller or Representative

Permanent Real Estate Index No. 10-27-423-002-0000 AND 10-27-423-003-0000

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 create any subdivision or part thereof, and to resubdivide said property as often as de-
sired, 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 praesenti or in
futuro, and upon any terms and for any period or periods of time, not exceeding in the case of any single demise the term of 198 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 op-
tions to purchase the whole or any part of the reversion and to contract respecting the manner of fixing the amount of present or future rents,
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 adjacent 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 own-
ing 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 that 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 in-
quire 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 convey-
ance 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 thereunder, and (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) 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.

The interest of each and every beneficiary hereunder and of all persons claiming under them or any of them shall be only in the earn-
ings, avails and proceeds arising from the sale or other dispositions 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 grantor S 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 S aforesaid ha ve hereunto set their hand and seal ----- this

15TH day of APRIL 19 91
Vinod K. Vats (SEAL) Sangeeta Vats (SEAL)
VINOD K. VATS SANGEETA VATS

13⁰⁰

The following is for informational purposes only and is not a part of this deed.

Mail Recorded Deed To: Trust Department First Bank & Trust Company of Illinois 35 North Brockway Palatine, Illinois 60067

ADDRESS OF PROPERTY: 7329 NORTH KEYSTONE AVE., LINCOLNWOOD, IL. 60646

SEND SUBSEQUENT TAX BILLS TO: VINOD K. VATS AND SANGEETA VATS (Name)

7329 NORTH KEYSTONE AVE., LINCOLNWOOD, IL. 60646 (Address)

BOX 392 - TR

72 98 3337

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Ciman

91233534

UNOFFICIAL COPY

TRUST NO. _____

Read in Trust

WARRANTY DEED

TO

First Bank and Trust Company of Illinois

Palatine, Illinois

TRUSTEE

First Bank

First Bank and Trust Company of Illinois
Palatine, Illinois 60067
(312) 359-6282

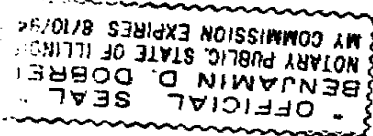
Form 18-774-Banktrust, Inc.

Property of Cook County Clerk's Office

912333534

COOK COUNTY ILLINOIS

8 11 M 91 AM 1681



912333534

Notary Public

BENJAMIN D. DOBREI

A.D. 19 91

APRIL

GIVEN under my hand and notarial seal this _____ 15TH _____ day of _____

of the right of homestead.

voluntary act, for the uses and purposes therein set forth, including the release and waiver

they _____ signed, sealed and delivered the said instrument as their _____ free and

to the foregoing instrument, appeared before me this day in person and acknowledged that

personally known to me to be the same person _____ whose name _____ subscribed

I, BENJAMIN D. DOBREI,
a Notary Public in and for said County, in the State aforesaid, do hereby certify that

VIND K. VATS AND SANGEETA VATS, HIS WIFE

STATE OF ILLINOIS
COUNTY OF COOK

SS }