

UNOFFICIAL COPY

92489508

This instrument prepared by: B. Arvia

Heritage Pullman Bank

1000 EAST 111TH STREET
CHICAGO, ILLINOIS 60628

TRUSTEES DEED

(TO INDIVIDUAL OR TO INDIVIDUALS
AS JOINT TENANTS OR TENANTS IN
COMMON.)

(THE ABOVE SPACE FOR RECORDER'S USE ONLY.)

THE GRANTOR, Heritage/Pullman Bank and Trust Company, an Illinois Corporation, formerly known as Pullman Bank and Trust Company, also formerly Pullman Trust and Savings Bank, 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 December 15, 1991 and known as Trust number 71-82126, for the consideration of (\$10.00) DOLLARS, and other good and valuable considerations in hand paid, does hereby CONVEY and QUIT CLAIM to

Standard Bank and Trust Company as Transfer Under Trust Agreement
Dated June 10, 1992 and Known As Trust #13261
2400 West 95th Street, Evergreen Park, Illinois

all interest in the following described Real Estate situated in the County of Cook, State of Illinois, to wit:

SEE LEGAL ATTACHED - EXHIBIT A

COOK COUNTY, ILLINOIS

1992 JUL -7 AM 11:23

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This conveyance is made pursuant to direction and with authority to convey directly to the trust grantee named herein. The powers and authority conferred upon said trust grantee 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 any lien of record and the lien of every trust deed or mortgage (if any there be) of record in said county given to secure the payment of money, and remaining unreleased at the date of the delivery hereof.

In Witness Whereof, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Vice President, and attested by its Assistant Secretary, this 12th day of June, 1992

Heritage/Pullman Bank and Trust Company formerly Pullman Bank and Trust Company, formerly Pullman Trust and Savings Bank, as trustee as aforesaid.

SEAL

BY Helen Archacki Asst. VICE PRESIDENT

ATTEST: Mary L. Roemer ASSISTANT SECRETARY

State of Illinois, County of Cook ss., I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Helen Archacki personally known to me to be the Vice President of the Heritage/Pullman Bank and Trust Company, formerly known as Pullman Bank and Trust Company, also formerly known as Pullman Trust and Savings Bank, and Mary L. Roemer

personally known to me to be the Assistant Secretary of said corporation, and 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 severally acknowledged that as such Vice President and Assistant Secretary, they signed and delivered the said instrument as Vice President and Assistant Secretary of said Bank, and caused the corporate seal of said Bank to be affixed thereto, as their 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 official seal, this 26th day of June, 1992

Commission expires August 27, 1995

AFTER RECORDING RETURN TO:

ADDRESS OF PROPERTY:

NAME Standard Bank & Trust
ADDRESS 2400 W 95th St
CITY AND STATE Evergreen Park, IL 60445

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

OR RECORDER'S OFFICE BOX NO.

BOX 333

2700 gu

HEREBY DECLARED THAT THE ATTACHED DEED REPRESENTS SECTION 200.1-286 OF SAID ORDINANCE.

EXHIBIT NUMBER

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action 4, of the Real Estate Transfer Tax Act.

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Trustees Deed

(To individual or, to individuals as joint tenants or tenants in common.)

HERITAGE/PULLMAN BANK
AND TRUST COMPANY,
formerly known as

PULLMAN BANK AND TRUST COMPANY
also formerly
PULLMAN TRUST AND SAVINGS BANK

As Trustee under Trust Agreement
TO

PROPERTY ADDRESS

HERITAGE/PULLMAN BANK
AND TRUST COMPANY,
formerly known as

PULLMAN BANK AND TRUST COMPANY
also formerly
PULLMAN TRUST AND SAVINGS BANK
1000 EAST 111TH STREET
CHICAGO, ILLINOIS 60628

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 lease 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 purchase the whole or any part of the property, to contract 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 the premises 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 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 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.

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EXHIBIT A

LEGAL DESCRIPTION

Parcel 1: The North 57 Feet of Lot 4 and the South 85 Feet of the East 50-1/2 Feet of Lot 4 and the North 57 Feet of Lot 5 in Emma J. Graham's Subdivision of part of the Southwest 1/4 of the South East 1/4 of Section 7, Township 37 North, Range 14 East of the Third Principal Meridian, according to the plat thereof recorded April 30, 1912 as Document Number 4956627 in Book 117 of plats Page 36 in Cook County, Illinois.

Parcel 2: The South 85 Feet of Lot 5 and the South 85 Feet of the West 3-1/2 Feet of Lot 4 in Emma J. Graham's Subdivision of part of the Southwest 1/4 of the South East 1/4 of Section 7, Township 37 North, Range 14 East of the Third Principal Meridian, according to the plat thereof recorded April 20, 1912 as Document Number 4956627 in Book 117 of plat page 36 in Cook County, Illinois.

Parcel 3: That part of the Southwest 1/4 of the South East 1/4 of Section 7, Township 37 North, Range 14 East of the Third Principal Meridian described as follows: Commencing at the intersection of the north line of West 103rd Street and the east line of right of way of Chicago Rock Island and Pacific Railroad in the Southeast 1/4 of Section 7, Township 37 North, Range 14 East of the Third Principal Meridian, running thence East of the North line of said street, 100 feet; thence North 150 feet, thence West parallel to said street to the East line of said right of way; thence Southerly along said East line of said right of way to the point of beginning all in Cook County, Illinois

PIN: 25-07-413-020-0000; 25-07-413-021-0000; 25-07-413-022-0000

SUBJECT TO: Current taxes and easements of record.

1817-24 W. 113-2

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Cook County Clerk's Office

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Property of Cook County Clerk's Office

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated 10/26/92 1992

Signature: [Signature]

Grantor or Agent

Subscribed and sworn to before me by the said [Signature] this

26th day of June, 1992

Notary Public [Signature]

The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated 10/26 1992

Signature: [Signature]

Grantee or Agent

Subscribed and sworn to before me by the said [Signature] this

26th day of June, 1992

Notary Public [Signature]

NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

[Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]

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