

UNOFFICIAL COPY

92980267

TRUSTEE'S DEED
Conveyance to Trust

(This Space for Recorder's Use Only.)

THIS INDENTURE, made this 27th day of November, 1992, between WORTH BANK AND TRUST, a corporation of Illinois as Trustee under the provisions of a deed or deeds in trust duly recorded and delivered to said WORTH BANK AND TRUST in pursuance of a trust agreement dated the 19th day of December, 1992, and known as Trust Number 1735, party of the first part, and FINANCIAL FEDERAL TRUST AND SAVINGS BANK, AN ILLINOIS UNDER TRUST AGREEMENT dated 11/27/92 and known as Trust #010139

of 48 Orland Square Drive, Orland Park, Illinois 60462, party of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of Ten thousand and no/100 Dollars, and other good and valuable consideration in hand paid, does hereby grant, sell, convey and quit claim unto said party of the second part, the following described real estate, situated in Cook County, Illinois, to-wit:

Lot 1 in Rio Subdivision of part of the South East 1/4 of Section 17, Township 37 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

Commonly known as: 10811 Massachusetts, Chicago Ridge, Illinois 60415
P.I.N. 24-17-414-029-0000

R/c.B.

EXEMPT UNDER PROVISIONS OF PARAGRAPH E
SECTION 4, REAL ESTATE TRANSFER TAX ACT.
17-12-92

COOK COUNTY RECORDER
#6581 # 9208267
TRAN 6902 12/29/92 14:56:00
DEPT. OF RECORDINGS
\$25.50

together with the covenants and appurtenances therunto belonging.

TO HAVE AND TO HOLD the same unto said party of the second part, and to the proper use, benefit and behoof forever of said party of the second part.

FINANCIAL FEDERAL TRUST AND SAVINGS BANK, as aforesaid.

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This conveyance is made pursuant to direction and with authority to convey directly to the Trust Grantee named herein. The terms and conditions appearing on the reverse side of this instrument are made a part hereof.

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 there be) of record in said county given to secure the payment of money, and remaining unreleased at the date of the delivery thereto.

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Vice President & Trust Officer and attested by its Assistant Facility Manager, the day and year first above written.

Prepared by: Worth Bank & Trust
Trust Department
11850 S. Harlem Avenue
Palos Heights, IL 60463

WORTH BANK AND TRUST
As Trustee, as aforesaid,

By: *[Signature]*
Vice President & Trust Officer

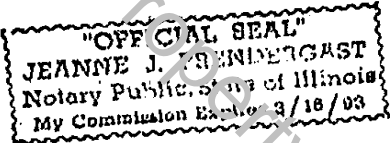
Attest: *[Signature]*
Assistant Facility Manager

MAIL RECORDED DEED TO:
Financial Federal Trust & Svs. Bk.
48 Orland Square Dr.
Orland Park, IL 60462
ATTN: LAURE PIERO

#25.50 E

I, ...the undersigned..... A Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Richard T. Topps, Vice President & Trust Officer of the NORTH BANK AND TRUST and Marion Braansch Assistant Facility Manager..... ~~XXXXX~~ of said Company, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Vice President & Trust Officer and Marion Braansch, 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 Vice President & T.O. did also then and there acknowledge that said Assistant Facility Manager as custodian of the corporate seal of said Company, did affix the said corporate seal of said company to said instrument as ...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 4th day of December, 1997.



Jeanne J. Brennergast
Notary Public
My commission expires.....

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TO HAVE AND TO HOLD the real estate with its appurtenances upon the trusts and for the uses and purposes herein and in the trust agreement set forth.

Full power and authority is hereby granted to said trustee to hereby subdivide and resubdivide the real estate or any part thereof; to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof; to execute contracts to sell or exchange or execute grants of options to purchase, to execute contracts to sell on any terms, to convey either with or without consideration; to convey the real estate 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 the trustee; to donate, to dedicate, to mortgage, or otherwise encumber the real estate, or any part thereof; to execute leases of the real estate, or any part thereof, from time to time, in possession or reversion, by leases to commence in present or in futuro, and upon any terms and for any period or periods of time, and to execute renewals or extensions of lease upon any terms and for any period or periods of time and to execute amendments, changes or modifications of leases and the terms and provisions thereof at any time hereafter; to execute contracts to make leases and to execute options to lease and options to renew leases and options to purchase the whole or any part of the reversion and to execute contracts respecting the manner of fixing the amount of present or future rentals, to execute grants of easements or charges of any kind; to release, convey or assign any right, title or interest in or about or easement appurtenant to the real estate or any part thereof, and to deal with the title to said real estate and every part thereof in all other ways and for such other considerations as it would be lawful for any person owning the title to the real estate to deal with it, whether similar to or different from the ways above specified and at any time or times hereafter.

In no case shall any party dealing with said trustee in relation to the real estate, or to whom the real estate or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by the trustee, be obliged to see to the application of any purchase money, rent or money borrowed or advanced on the real estate, or be obliged to see that the terms of the trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of the trustee, or be obliged or privileged to inquire into any of the terms of the trust agreement; and every deed, trust deed, mortgage lease or other instrument executed by the trustee in relation to the 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 herein and by the 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 herein and in the trust agreement or in any amendments thereof and binding upon all beneficiaries; (c) that the 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 beneficiary under the trust agreement and of all persons claiming under them or any of them shall be only in the possession, earnings, and the avails and proceeds arising from the sale, mortgage or other disposition of the real estate, and such interest is hereby declared to be personal property, and no beneficiary shall have any title or interest, legal or equitable, in or to the real estate as such, but only an interest in the possession, 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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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.

WORTH BANK AND TRUST, NOT PERSONALLY, BUT AS TRUSTEE U/T/A DTD. 12/19/75 AND KNOWN AS

Dated 11-27-92, ~~199~~

Signed TRUST #1735
~~XXXXXXXXXXXXXXXXXXXX~~

State of Illinois)
County of Cook) ss

BY: [Signature]
VICE PRESIDENT & TRUST OFFICER

Subscribed and sworn to before me this 4th day of January, 1992

"OFFICIAL SEAL"
JEANNE J. BRENDERGAST
Notary Public, State of Illinois
My Commission Expires 3/10/93

[Signature]
Notary Public

(SEAL)

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 December 12, 1992

Signed [Signature]
Grantee or Agent

State of Illinois)
County of Cook) ss.

92980267

Subscribed and sworn to before me this 12th day of December, 1992

"OFFICIAL SEAL"
EILEEN M. COLE
NOTARY PUBLIC, STATE OF ILLINOIS
My Commission Expires 03/09/94

Eileen M. Cole
Notary Public

(Seal)

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.

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