

TRUSTEE'S DEED IN TRUST

UNOFFICIAL COPY

92-090218

ILLINOIS

9400 West 95th Street  
Evergreen Park, Illinois 60642

The Above Space For Recorders Use Only

THE GRANTOR Shirley S. Solomon, as Trustee of the Shirley S. Solomon Trust dated February 11, 1993 as to an undivided 5.21% interest in the Real Estate (as defined below) of the County of Cook and State of Illinois for and in consideration of Ten and No/100 Dollars, and other good and valuable considerations in hand paid, Convey and QUIT CLAIMS unto Standard Bank and Trust Co.

(NAME AND ADDRESS OF GRANTEE)

as Trustee under the provisions of a trust agreement dated the 21st day of November, 1991, and known as Trust Number 13100, hereinafter referred to as "said trustee" regardless of the number of trustees, and unto all and every successor or successors in trust under said trust agreement, the following described real estate in the County of Cook, Illinois and State of Illinois, to wit:

See Exhibit A attached hereto and made a part hereof (the "Real Estate")

COOK COUNTY RECORDER  
\*92-090218  
6757  
17777  
13100  
TO HAVE AND TO HOLD the above 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 are hereby granted to said trustee to improve, manage, protect and subdivide said premises or any part thereof, to dedicate parks, streets, highways or alleys, to cause any subdivision or part thereof, and to resubdivide said property as often as deemed necessary, to contract to sell, to grant options to purchase, to sell on any terms, to convey either with or without consideration, to lease, to subdivide, to grant, to grant options to grant, to grant to successors in trust, and to grant to such successor or successors in trust, the title, estate, powers and authorities vested in said trustee, to donate, to dedicate, to mortgage, pledge or otherwise encumber said premises or any part thereof, to lease said premises, or any part thereof, from time to time, in possession or reversion, by leaves to commence in the 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 all 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, the reversion and any interest respecting the amount of future rental, to grant or future rentals, to partition or to exchange any 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 part, title or interest, in or about or easement appurtenant to said premises or any part thereof, and to deal in said premises or any 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 otherwise disposed of, be held liable for the application of any purchase money, rent or money borrowed or advanced on said premises or any part thereof, at the time of this deed, if there have been complied with the conditions and requirements of said trust agreement, and trustee or be held or be 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, and the conclusive evidence in favor of every person relying upon or claiming under any such conveyance, lease or other instrument, is 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, 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, that said trustee was duly appointed and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument, and that 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 trustee or their predecessors in trust.

The interest of each and every beneficiary hereunder and of every person claiming or asserting any of them shall be only in the earnings, avails and proceeds from the sale of 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," "on condition," "with limitations," or words of similar import, in accordance with the statute in such case made and provided.

And the said grantor 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 aforesaid has hereunto set her hand and seal this 20th day of January, 1992.

Shirley S. Solomon (SEAL)  
Shirley S. Solomon, as Trustee aforesaid (SEAL)

State of Illinois, County of Cook

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that the person or persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as a free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

OFFICIAL SEAL  
MARY E. MCGARRGLE  
NOTARY PUBLIC, STATE OF ILLINOIS  
My Commission Expires July 5, 1994  
Given under my hand and official seal, this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_.

Commission expires \_\_\_\_\_ 19\_\_\_\_ NOTARY PUBLIC

This instrument was prepared by Michael E. Berger, Rudnick & Wolfe, 203 N. LaSalle, Chicago, IL 60601

(NAME AND ADDRESS)

H. KEEV HARRIS  
39 S. LA SALLE ST. #825  
CHICAGO IL 60603

7500 Lander  
Skokie, Illinois

73-35-96901

92090218

RECORDER OF DEEDS STATE OF ILLINOIS

and in pursuance of the power and authority vested in grantor as said trustee and of every other power and authority the grantor hereunder is holding,

For state, county and Skokie transfer tax stamps, see Trustee's Deed in Trust recorded as document

92-090218

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Deed in Trust

TO

GEORGE E. COLE  
LEGAL FORMS

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91103006

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## EXHIBIT A

### Legal Description

#### PARCEL 1:

THAT PART OF LOTS 1 TO 19 BOTH INCLUSIVE, AND THE NORTH AND SOUTH PUBLIC ALLEY (NOW VACATED) LYING EAST OF AND ADJOINING LOTS 1 TO 9, BOTH INCLUSIVE, AND THE EAST AND WEST PUBLIC ALLEY (NOW VACATED) LYING SOUTH OF AND ADJOINING THE SAID VACATED NORTH AND SOUTH ALLEY AND LYING SOUTH OF AND ADJOINING LOTS 6 TO 19, BOTH INCLUSIVE, ALL TAKEN AS A TRACT, IN BLOCK 4 IN HOWARD-CENTRAL GARDENS, BEING A SUBDIVISION OF LOTS 1 AND 2 IN ROEHL HEIRS' SUBDIVISION OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 AND THE NORTH 5 ACRES OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 28, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTH OF A LINE PARALLEL TO AND 114.60 FEET NORTHERLY OF THE SOUTH LINE OF LOT 2 IN ROEHL HEIRS' SUBDIVISION AFORESAID (MEASURED ALONG THE WEST LINE OF SAID SECTION 28).

#### ALSO

THAT PART OF CENTRAL AVENUE (NOW VACATED) LYING EAST OF THE WEST LINE OF THE SOUTHWEST 1/4 OF SECTION 28 AFORESAID, LYING NORTH OF THE SOUTH LINE OF LOT 2 IN ROEHL HEIRS' SUBDIVISION AFORESAID, AND LYING SOUTH OF A LINE PARALLEL TO AND 114.60 FEET NORTHERLY OF THE SOUTH LINE OF LOT 2 IN ROEHL HEIRS' SUBDIVISION AFORESAID (AS MEASURED ALONG THE WEST LINE OF SECTION 28 AFORESAID).

#### ALSO

THAT PART OF LINDER AVENUE (NOW VACATED) LYING NORTH OF THE SOUTH LINE OF LOT 2 IN ROEHL HEIRS' SUBDIVISION AFORESAID AND LYING SOUTH OF A LINE PARALLEL TO AND 114.60 FEET NORTHERLY OF THE SOUTH LINE OF SAID LOT 2 (MEASURED ALONG THE WEST LINE OF SAID SECTION 28) AND LYING WEST OF A LINE PARALLEL TO AND 639.07 FEET EASTERLY OF THE WEST LINE OF SAID SECTION 28 (MEASURED ALONG A LINE PARALLEL TO THE SOUTH BOUNDARY OF LOT 4 IN OWNER'S SUBDIVISION OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 28, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THE SOUTH 7.50 CHAINS THEREOF) ACCORDING TO PLAT RECORDED AS DOCUMENT NO. 217047.

#### PARCEL 2

THAT PART OF THE NORTH 224.36 FEET OF LOT 3 (AS MEASURED ALONG THE WEST LINE OF SECTION 28 AFORESAID) IN ROEHL HEIRS' SUBDIVISION AFORESAID, LYING WEST OF A LINE PARALLEL TO AND 639.07 FEET EASTERLY OF THE WEST LINE OF SECTION 28 (MEASURED ALONG A LINE PARALLEL TO THE SOUTH LINE OF LOT 4, IN OWNER'S SUBDIVISION OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 28, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THE SOUTH 7.50 CHAINS THEREOF) ACCORDING TO THE PLAT RECORDED AS DOCUMENT NO. 217047, ALL IN THE COUNTY OF COOK AND STATE OF ILLINOIS.

Pin No. 10-23-304-037-0000 and  
10-28-302-011-0000.

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