

93555141 DEED IN TRUST

UNOFFICIAL COPY

THIS INDENTURE, WITNESSETH, that the Grantor GARY R. BROWN of the County of Cook and State of Illinois for and in consideration of Ten and no/100ths (\$10.00) Dollars, and other good and valuable considerations in hand paid, Convey and Warrant unto BRIDGEVIEW BANK AND TRUST COMPANY, an Illinois Corporation, 7940 South Harlem Avenue, Bridgeview, Illinois 60455, as Trustee under the provisions of a Trust Agreement dated the 27th day of December 1991, known as Trust Number 1-2038, the following described real estate in the County of Cook and State of Illinois, to-wit:

Lot 2 in Minton's Resubdivision of Lot 64 in F.H. Bartlett's Oak Park Avenue Farms, a Subdivision of the Southwest 1/4 (except the South 107 feet thereof) of the Southeast 1/4 of Section 30, Township 38 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

Exempt under provisions of paragraph 2, Section 4, Real Estate Transfer Tax Act. Date 7-13-93 Subject, See Deed or Recording File

DEPT-01 RECEIVING 7756 South Rutherford, Burbank, IL 60459 19-30-411-020-0000 1-33333 TRAM 07/19/93 14:22:00 5896 * 93-555141

Commonly Known As: 7756 South Rutherford, Burbank, IL 60459 P.I.N. 19-30-411-020-0000

TO HAVE AND TO HOLD the said real estate 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 approve, manage, protect and subdivide said real estate or any part thereof to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof, and to reserve, lease and to contract to sell, to grant options to purchase, to grant to others in any terms, to convey either with or without consideration, to convey said 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, power and authority vested in said Trustee to dedicate, to divide, to mortgage, pledge or otherwise encumber said real estate or any part thereof, to lease said real estate, or any part thereof, from time to time, to possess or to permit to be possessed, to grant or to make a lease or to purchase or to purchase and upon any terms and for any period or periods of time, to exercise in the case of any single lease the term of 100 years, and to renew or extend the lease 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 or to grant options to lease and options to purchase the whole or any part of the reversion and to contract respecting the manner of fixing the amount of ground or future rentals, to partition or to exchange said real estate, or any part thereof, for other real or personal property, to grant easements or charges of any kind, to give, convey or assign any right, title or interest in or about or in connection with said real estate or any part thereof, and to deal with 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 same to deal with the same, whether similar to or different from the ways above specified, at any time, for the benefit of

In no case shall any party dealing with said Trustee or any successor in trust, in relation to said real estate, or to whom said real estate or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said Trustee or any successor in trust, be obliged to see that the terms of the trust have been complied with, or be obliged to inquire into any terms, conditions or provisions of the trust, or be obliged or privileged to inquire into any of the terms of said Trust Agreement, and every deed, mortgage, lease or other instrument executed by said Trustee or any successor in trust, in relation to said real estate shall be conclusive evidence in favor of the Trustee and in favor of the parties to this Indenture and in favor of any successors in trust, conveyance or other instrument executed in accordance with the trusts, conditions and limitations contained in this Indenture and in said Trust Agreement or in all amendments thereof, or any and binding upon all beneficiaries hereunder, and said Trustee or any successor in trust, shall be authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument and all other conveyances 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 in, by or their predecessor in trust

This conveyance is made upon the express understanding and conditions that neither Bridgeview Bank and Trust Company individually or as Trustee, nor its successor or successors in trust shall incur any personal liability or be subjected to any claim, judgment or decree for any money, damages or costs of its or their agents or attorneys, nor shall it or they be liable or responsible for any injury to person or property happening in or about said real estate, and all such liability being hereby expressly waived and released. Any contract, obligation or interest in, by, or entered into by the Trustee in connection with said real estate may be entered into by it in the name of the then beneficiary under said Trust Agreement as their attorney in fact hereby expressly appointed for such purposes, or at the election of the Trustee in its own name, as Trustee of an express trust and not individually, and the Trustee shall have no liability or responsibility whatsoever with respect to any such contract, obligation or indebtedness except only so far as the trust property and funds in the actual possession of the Trustee shall be applicable for the payment and discharge thereof. All persons and corporations, whomever and whatsoever shall be charged with notice of this condition from the date of the filing for record of this deed

The interest of each and every beneficiary hereunder and under said Trust Agreement and of all persons claiming under them, any of them shall be solely in the earnings, as they and proceeds arising from the sale or any 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 earnings, as an and proceeds thereof as aforesaid, in no event being to vest in said Bridgeview Bank and Trust Company the entire legal and equitable title in fee simple, in and to all of the real estate above described

If the title to any of the above real estate is now or hereafter registered, the Registrar of Titles is hereby directed not to register or to file 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 hereby expressly waives, and releases, any and all right or benefit under and by virtue of any and all, laws of the State of Illinois, providing for exemption of homesteads from sale on execution of otherwise

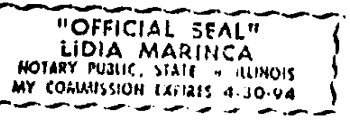
In Witness Whereof the grantor, GARY R. BROWN, hereunto set his hand and seal this 13th day of July 1993

GARY R. BROWN (Seal)

CITY OF BURBANK EXEMPT REAL ESTATE TRANSFER TAX

93555141

I, the undersigned, a Notary Public in and for said County, in the state aforesaid, do hereby certify that GARY R. BROWN personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, for the state and purposes therein set forth, including the release and the waiver of the right of homestead.



Given under my hand and notarial seal this 13th day of July, 1993 Lidia Marinca (Seal) Notary Public

MAIL TO: BRIDGEVIEW BANK AND TRUST COMPANY 7940 South Harlem Avenue Box 206 Bridgeview, Illinois 60455

This instrument was prepared by Lidia Marinca/Bridgeview Bank & Trust Co. 7940 South Harlem Avenue Bridgeview, Illinois 60455

25.00

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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.

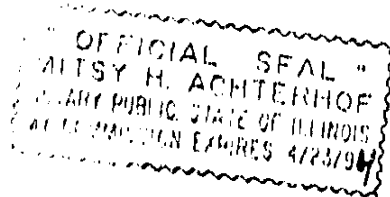
Dated: July 13, 1993

Signature *[Signature]*
Grantor or Agent

Subscribed and sworn to before me

this 13th day of July, 1993

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 an 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 an hold title to real estate under the laws of the State of Illinois.

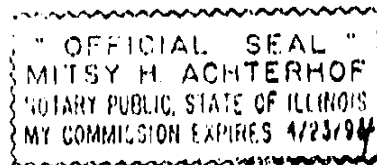
Dated: July 13, 1993

Signature *[Signature]*
Grantee or Agent

Subscribed and sworn to before me

this 13th day of July, 1993

Notary Public *[Signature]*



93555141

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 for subsequent offenses.

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