

THIS INDENTURE WITNESSETH, THAT THE GRANTOR, LEON ZIMNOWODZKI, married to Mary Volkov of the County of ... and State of Arizona, for and in consideration of the sum of Ten Dollars (\$10.00), in hand paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged, Convey S. and Warrant S unto AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, a national banking association whose address is 35 No. LaSalle Street, Chicago, Illinois, as Trustee under the provisions of a certain Trust Agreement, dated the 30th day of June 19 87, and known as Trust Number 102960-02, the following described real estate in the County of ... and State of Illinois, to wit:

AN UNDIVIDED 1/2 INTEREST IN AND TO LOTS 1, 2 AND 3 IN BLOCK 25 IN THE BRONX, A SUBDIVISION OF PARTS OF THE SOUTH EAST 1/4 OF SECTION 16, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS EXCEPTING THEREFROM ALL BUILDINGS AND IMPROVEMENTS LOCATED THEREON.

Subject to: public and utility easements, general taxes for 1992 and subsequent years

P. I. N. 10-16-430-008-0000 Tax PAID: Chicago Office Amount \$ 264 Skokie Code Chapter 10 Economic Development Tax VILLAGE of SKOKIE, ILLINOIS

This is not homestead property.

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 begin, manage, protect and subdivide said real estate or any part thereof, to dedicate parks, streets, highways or alleys to vacate any subdivision or part thereof, to redivide said real estate as often as desired, to contract to sell, to grant options to purchase, to sell on any terms, to convey either with or without usual covenants, 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 full estate, powers and authorities vested in said Trustee, to donate, to dedicate, to mortgage, pledge or otherwise encumber said real estate or any part thereof, to lease said real estate, from time to time, in possession or reversion by lease to commence in present or in 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 conditions thereof at any time or times hereafter, to contract to make leases, to grant options to lease and options to renew, lease and options to purchase the whole or any part of the premises and to transmit respecting the manner of doing the same, the amount of present or future rentals in 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 release, convey or assign any right, title or interest in or about or respect to said real estate or any part thereof, and in 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 do 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, 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 to the application of any purchase money, part of money borrowed or advanced on said real estate, or be obliged to see that the terms of this trust have been complied with, or be obliged to inquire into the authority, 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 or any successor in trust in relation to said real estate shall be conclusive evidence in favor of every person (including the Registrar of Titles of said county) relying upon or claiming under any such mortgage, lease or other instrument, as far as the date of the delivery thereof the trust created by this indenture and by said Trust Agreement was in full force and effect, and 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 any amendments thereof, if any, and binding upon all beneficiaries hereunder, so that said Trustee, or any successor in trust, was duly authorized and empowered to execute and deliver every such deed, lease, mortgage or other instrument and (d) if the compliance 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 compliance is made upon the express understanding and conditions that neither American National Bank and Trust Company of Chicago, 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 anything it or they or its or their agents or attorneys may do or omit to do in or about the said real estate or under the provisions of this deed or of Trust Agreement or any amendment thereof, or for injury to person or property happening to or about said real estate, any and all such liability being hereby expressly waived and released. Any contract, obligation or indebtedness incurred or entered into by the Trustee in connection with said real estate may be entered into by it in the name of the then beneficiaries under said Trust Agreement as their attorney-in-fact, hereby irrevocably authorized for such purposes, or, at the direction of the Trustee, in its own name, as Trustee of an express trust and not individually (and the Trustee shall have no obligation 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 whomsoever 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 or in or of them shall be only in the earnings, profits and proceeds accruing from the sale of 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 the earnings, profits and proceeds thereof as aforesaid, the intention hereof being to vest in said American National Bank and Trust Company of Chicago 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 note in his 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 statutes of the State of Illinois, providing for exemption or homestead from sale on execution or otherwise.

In Witness Whereof, the grantor aforesaid has hereunto set his hand, and seal, this 22nd day of October, 1993.

Leon Zimnowodzki

Stephen L. Schar, Notary Public in and for said County of Cook, Illinois, do hereby certify that Leon Zimnowodzki is 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 is free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

GIVEN under my hand and seal this 22nd day of October, A.D., 1993.

My commission expires April 3, 1996

Official Seal Notary Public Stephen Schar My Commission Expires 4/3/96

American National Bank and Trust Company of Chicago

8856 Skokie Blvd. Skokie Illinois

Prepared by: Sue E. Berman, D'Ancona & Pflaum 30 N. LaSalle, Suite 2900 Chicago, Illinois 60602

For information only insert street address of above described property.

COOK CO. NO. 016 45748



STATE OF ILLINOIS REAL ESTATE TRANSFER TAX DEPT OF REVENUE 8.8.00

23 076026

REAL ESTATE TRANSACTION TAX STAMP NOV 10 1993 4.00



REAL ESTATE TRANSACTION TAX 4.00

COOK COUNTY

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