



Trustee's Deed in Trust

UNOFFICIAL COPY

93955246

The above space for recorder's use only

THIS INDENTURE, made this 10th day of August, 1993, between COMERICA BANK - ILLINOIS, an Illinois Banking Corporation, duly authorized to accept and execute trusts within the State of Illinois, not personally but as Trustee under the provisions of a deed or deeds in trust duly recorded and delivered to said trust company in pursuance of a certain Trust Agreement, dated the 16th day of July, 1976, and known as

Trust Number 6117, party of the first part, and COMMERCIAL NATIONAL BANK OF BERWYN

as Trustee under the provisions of a certain Trust Agreement, dated the 10th day of August, 1993, and known as Trust Number 930586, party of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of TEN AND NO/100THSXXXXXXXXXXXXXXXXXXXXXXXXXXXX Dollars and other good and valuable considerations in hand paid, does hereby convey and quit-claim unto said party of the second part, the following described real estate, situated in COOK County, Illinois, to-wit:

*Successor to Manufacturers Affiliated Trust Company, Successor to Affiliated Bank/Western National, f/k/a Western National Bank of Cicero.

Lot 9 and North 3 feet of Lot 10 in Block 27 in White and Coleman's LaVerne Subdivision being a Subdivision of Blocks 13 to 28 inclusive in Cheviot's First Division in the North West 1/4 of Section 32, Township 39 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

No Revenue Stamps Required--No Taxable Consideration. Exempt Under Ill. Real Estate Transfer Tax Act, Sec. 4, Par. (a).

ADDRESS OF GRANTEE: 3322 So. Oak Park Avenue, Berwyn, Illinois 60401

11/5/93 Commercial National Bank of Berwyn

Property Index Number 16-32-129-026

By: Agent Dan Markus Trust Officer

together with the tenements and appurtenances thereunto belonging.

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.

THE TERMS AND CONDITIONS APPEARING ON THE REVERSE SIDE OF THIS INSTRUMENT ARE MADE A PART HEREOF.

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.

This deed is executed by the party of the first part, as Trustee, as aforesaid, pursuant to direction and in the exercise of the power and authority granted to and vested in it by the terms of said Deed or Deeds in Trust and the provisions of said Trust Agreement above mentioned, including the authority to convey directly to the grantee Trustee named herein, and of every other power and authority thereunto enabling. This deed is made subject to the liens of all trust deeds and/or mortgages upon said real estate, if any, recorded or registered in said county.

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 one of its officers and attested by another of its officers, the day and year first above written.

COMERICA BANK - ILLINOIS as Trustee, as aforesaid, and not personally,

By Suzanne G. Klatetzki Baker, Vice President

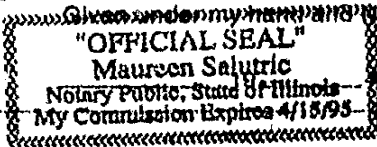
Attest Willie Jacobs, Authorized Officer

STATE OF ILLINOIS,) SS. I, the undersigned, a Notary Public in and for the County and State aforesaid, do hereby certify, that the above COUNTY OF COOK) named officers of COMERICA BANK - ILLINOIS, an Illinois Banking Corporation are the same persons whose names are subscribed to the foregoing instrument as such title as designated above, that they 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 Bank for the uses and purposes therein set forth and said attesting officer, as custodian of the corporate seal of said Bank, caused the corporate seal of said Bank to be affixed to said instrument pursuant to authority, given by the Board of Directors of said Bank, as the voluntary act and as the free and voluntary act of said Trust Company for the uses and purposes therein set forth.

THIS INSTRUMENT PREPARED BY

COMERICA BANK - ILLINOIS 156 W. NORTH AVENUE CHICAGO, IL 60610

Given under my hand and Notarial Seal this November 4, 1993 day of



Notary Public Maureen Salutric

DELIVERY INSTRUCTIONS

FOR INFORMATION ONLY INSERT STREET ADDRESS OF ABOVE DESCRIBED PROPERTY HERE

3316 South Austin Blvd. Cicero, IL 60650

RECORDER'S OFFICE BOX NUMBER 288

93955246 EXEMPT BY TOWN CLERK TOWN OF CICERO BY [Signature]

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Full power and authority is hereby granted to said grantee Trustee to improve, 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, and to resubdivide 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 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, powers and authorities vested in said grantee Trustee, to donate, to dedicate, 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, in possession or reversion by leases to commence in praesenti or in futuro, and upon any terms and for any period or periods of time, not exceeding in the case of any single demise 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 renew leases and options to purchase the whole or any part of the reversion and to contract respecting the manner of fixing the amount of present 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 release, convey or assign any right, title or interest in or about or easement appurtenant to 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 or times hereafter.

In no case shall any party dealing with said grantee 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 grantee Trustee, or any successor in trust, be obliged to see to the application of any purchase money, rent or 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 grantee 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 grantee 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 conveyance, lease or other instrument, (1) 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; (2) 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 all amendment thereof, if any, and binding upon all beneficiaries thereunder; (3) that said grantee Trustee, or any successor in trust, was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument and (4) 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.

This conveyance is made upon the express understanding and condition that neither Grantee, 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 said Trust Agreement or any amendment thereto, or for injury to person or property happening in 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 grantee Trustee in connection with said real estate may be entered into by it as Trustee of any 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 any of them shall be only in the earnings, avails 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, avails and proceeds thereof as aforesaid, the intention hereof being to vest in said Grantee 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 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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COOK COUNTY RECORDER

47096 * -93-955246

143355 TRAN 5883 11/22/93 16:19:00

DEPT-01 RECORDING 25.00

Box 288

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his/her agent affirms that, to the best of his/her 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 and hold title to real estate under the laws of the State of Illinois.

Commercial National Bank of Berwyn as Trustee under Trust No. 930586 and not individually.

Dated November 5, 1993

Signature: By: Carol Ann Weber
Grantor or Agent Trust Officer

Subscribed and sworn to before me by the said Carol Ann Weber, Trust Officer this 5th day of November, 1993.



Notary Public Linda M. Tonetti

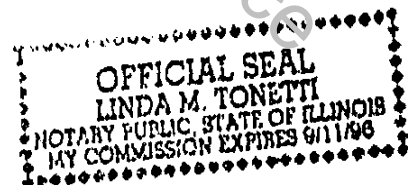
The grantee or his/her agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois,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

Commercial National Bank of Berwyn as Trustee under Trust No. 930586 and not individually.

Dated November 5, 1993

Signature: By: Carol Ann Weber
Grantee or Agent Trust Officer

Subscribed and sworn to before me by the said Carol Ann Weber, Trust Officer this 5th day of November, 1993.



Notary Public Linda M. Tonetti

93950241

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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