

This **UNOFFICIAL COPY** Instrument, Made this 27th day of June, 1994

between CHICAGO CITY BANK AND TRUST COMPANY, a corporation of Illinois, as trustee under the provisions of a deed or deeds in trust duly recorded and delivered to said Bank in pursuance of a trust agreement dated the 29th day of December, 1987, and known as Trust Number 11395, party of the first part, and MIDWEST BANK AND TRUST COMPANY AS TRUSTEE UNDER TRUST NO. 94-6662


DATED APRIL 27, 1994, whose address is 1606 North Harlem Avenue, Elmwood Park, Illinois 60635, party of the second part.

Witnesseth, That said party of the first part in consideration of the sum of Ten and No/100 (\$10.00) Dollars, and other good and valuable considerations in hand paid, does hereby grant and convey unto said party of the second part, the following described real estate, situated in Cook County, Illinois, to-wit:

See Attached Exhibit

Commonly known as: 13216 Country Club Court, Unit 2AA, Palos Heights, IL 60463
P.I.N. 23-36-303-143-1431

Subject to: Covenants, conditions and restrictions of record and general real estate taxes for 1994 and subsequent years.

 COOK COUNTY, ILLINOIS JUN 29 '94 RE. 10656	STATE OF ILLINOIS REAL ESTATE TRANSFER TAX *** JUN 29 '94 (DEPT. OF REVENUE)	163.00
	COOK COUNTY REAL ESTATE TRANSACTION REVENUE STAMP JUN 29 '94 RE. 11424	81.50

together with the tenements and appurtenances thereunto belonging.

To have and to hold the same unto said party of the second part, and to the proper use and benefit forever of said party of the second part.

All of the terms and provisions contained on the reverse side hereof are incorporated herein and made a part hereof.

COOK COUNTY, ILLINOIS
FILED FOR RECORD

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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 country, given to secure the payment of money, remaining unreleased at the date of the delivery hereof and pertaining to the above described real estate.

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 (Assistant) Vice President and attested by its (Assistant) Trust Officer, the day and year first above written.

This instrument prepared by
Sharon L. Matuszak
CHICAGO CITY BANK AND TRUST COMPANY
815 West 63rd Street
Chicago, Illinois 60621

CHICAGO CITY BANK AND TRUST COMPANY,
As Trustee as aforesaid,

By [Signature]
(Assistant) Vice President
Attest: [Signature]
(Assistant) Trust Officer

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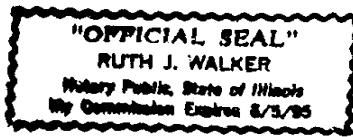
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I, the undersigned, A Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY that the aforementioned (Assistant) Vice President of the CHICAGO CITY BANK AND TRUST COMPANY and that the aforementioned (Assistant) Trust Officer of said Bank, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such (Assistant) Vice President and (Assistant) Trust Officer, 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 Bank, for the uses and purposes therein set forth; and the said (Assistant) Trust Officer did also then and there acknowledge that he, as custodian of the corporate seal of said Bank, did affix the said corporate seal of said Bank to said instrument as his own free and voluntary act, and as the free and voluntary act of said Bank, for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 28th day

of June, 19 94



Ruth J. Walker
Notary Public.

Full power and authority is hereby granted to said trustee to improve, manage, protect and subdivide said premises or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof, and to resubdivide said property 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 premises 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 trustee, to donate, to dedicate, to mortgage, pledge or otherwise encumber, said property, or any part thereof, to lease said property, 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 198 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 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 right, title or interest in or about or easement appurtenant to said premises or any part thereof, and to deal with said property, 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 trustee in relation to said premises, or to whom said premises or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said trustee, be obliged to see to the application of any purchase money, rent, or money borrowed or advanced on said premises, or be obliged to see that the terms of this trust have been complied with, or be obliged to inquire into the 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 in relation to said 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 by this indenture and by said 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 in this indenture and in said trust agreement or in some amendment thereof and binding upon all beneficiaries thereunder, and (c) that said 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 predecessors in trust.

The interest of each and every beneficiary hereunder 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 other dispositions 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", 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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BOX

DEED

CHICAGO CITY BANK AND TRUST COMPANY

As Trustee under Trust Agreement

To

Maud Go.
Harry Teichman
400 N. Northwest Hwy
Suite 240
Park Ridge, Ill
60068

CHICAGO CITY BANK AND TRUST CO.

CHICAGO

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PARCEL 1:

Unit No. 13216-2-AA in Oak Hills Condominium I as delineated on survey of certain lots or parts thereof in Burnside's Oak Hills Country Club Village, subdivision in the Southwest 1/4 of Section 36, Township 37 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois, which survey is attached as Exhibit A to Declaration of Condominium Ownership made by Burnside Construction Company Corporation of Illinois, in the Office of the Recorder of Deeds in Cook County, Illinois, as Document 23684699; together with a percentage of the common elements appurtenant to said units as set forth in said Declaration as amended from time to time, which percentage shall automatically change in accordance with amended Declaration as same are filed of record pursuant to said Declaration, and together with additional common elements as such amended Declarations are filed of record in the percentage set forth in such amended Declaration which percentage shall automatically be deemed to be conveyed effective on the recording of each such amended Declaration as though conveyed hereby.

PARCEL 2:

Easements appurtenant to and for the benefit of Parcel 1 as set forth in Declaration of Easements dated October 1, 1976, and recorded October 25, 1976, as Document 23684698 and as created by Deed from Burnside Construction to Gladys C. Boyce dated September 14, 1978, and recorded October 5, 1978 as Document 24658507 for ingress and egress all in Cook County, Illinois.

Cook County Clerk's Office

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