

UNOFFICIAL COPY

DEED dated July 12, 1994

by Bank One, Chicago, NA as trustee under the provisions of a deed, duly recorded and delivered to it pursuant to a trust agreement dated July 9, 1984, and known as Trust Number 7648, grantor, in favor of Bank One, Chicago, NA as trustee u/t/a dated 3/29/90 and known as Trust No. 9812, 14 South LaGrange Road, LaGrange, Illinois 60525

94765777

(The Above Space For Recorder's Use Only)

Exempt under provisions of Paragraph E Section 4, Real Estate Transfer Act. By: Daniel A. Staven Date: 8/26/94

AFFIX HIDERS' OR REVENUE STAMPS HERE

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WITNESSETH, That grantor, in consideration of the sum of Ten (\$10.00) Dollars and other good and valuable considerations in hand paid, and pursuant to the power and authority vested in the grantor, does hereby convey and quit claim unto the grantee(s), in fee simple, the following described real estate, situated in the County of Cook and State of Illinois, to wit:

Lot 12 in Burr Oaks Glen Unit 3, a Subdivision of part of the Northeast Quarter of the Northwest Quarter of Section 31, Township 38 North, Range 12, East of the Third Principal Meridian, in the Village of Burr Ridge, in Cook County, Illinois.

SUBJECT TO: Covenants, conditions and restrictions of record including provisions contained in the following documents: Covenants, Conditions and Restrictions including Declaration recorded as Document No. 26915063; Declaration of Covenants, Conditions and Restrictions for Burr Oaks Glen Unit 3 and 4, Burr Ridge, Illinois recorded as Document No. 85066296 as amended by Document No. 86192761; Restrictions in Plat of Burr Oaks Glen Unit 3 recorded as Document No. 85066294; Public and Utility easements if any; general taxes for the year 1993 and subsequent years; zoning and building law and ordinances.

This conveyance is made pursuant to direction and with authority to convey directly to the trust grantee named herein. The powers and authority conferred upon said trust grantee are recited on the reverse side hereof and incorporated herein by reference.

* strike if not applicable

and commonly known as: 11778 Woodside Court, Burr Ridge, Illinois

together with the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining.

Real Estate Tax Number(s): 18-31-105-012

IN WITNESS WHEREOF, the grantor as trustee aforesaid, has caused its corporate seal to be hereto affixed and has caused its name to be signed and attested to this deed by its duly authorized officers the day and year set forth above.

BANK ONE, CHICAGO, NA as trustee aforesaid.

ATTEST: [Signature] Its: Pro Secretary

BY: [Signature] Its: AVP & Land Trust Officer

State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY that the persons whose names are subscribed to this deed are personally known to me to be duly

authorized officers of Bank One, Chicago, NA and that they appeared before me this day in person and severally acknowledged that they signed and delivered this deed in writing as duly authorized officers of said corporation and caused the corporate seal to be affixed thereto pursuant to authority given by the Board of Directors of said corporation as their free and voluntary act, and as the free and voluntary act of said corporation for the uses and purposes herein set forth.

OFFICIAL SEAL LORNA J. GEORGE NOTARY PUBLIC STATE OF ILLINOIS MY COMMISSION EXPIRES JULY 31, 1996

Given under my hand and official seal, this 15th day of July 1994

Commission expires 19

[Signature] NOTARY PUBLIC

This instrument was prepared by Bank One, Chicago, NA f/k/a LaGrange Bank & Trust Company 14 South LaGrange Road, LaGrange, Illinois 60525

ADDRESS OF PROPERTY

11778 Woodside Court

Burr Ridge, Illinois

THE ABOVE ADDRESS IS FOR STATISTICAL PURPOSES ONLY AND IS NOT A PART OF THIS DEED.

SEND SUBSEQUENT TAX BILLS TO:

DONVEN Builders, Inc. (Name)

MAIL TO: 7920 Woodside Lane (Address)

Burr Ridge, IL 60525 (City, State, Zip)

OR RECORDER'S OFFICE BOX NO. (Address)

BOX 333-CTI

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TRUSTEE'S DEED

BANK ONE,

As Trustee

TO

Form No. 2400-3-32

© Bank One Corp. 1992

TO HAVE AND TO HOLD the real estate with the appurtenances upon the trusts and for the uses and purposes herein set forth in the Trust Agreement set forth in the Trust Agreement, Full power and authority are hereby granted to the trustee to subdivide and resubdivide the real estate or any part thereof into adequate parcels, streets, highways, or alleys, to vacate any subdivision or part thereof, to contract to sell, to grant options to purchase, to sell on any terms, to convey either with or without consideration to convey the 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 the trustee; to donate, to dedicate, mortgage or otherwise encumber the real estate or any part thereof, to lease the real estate, or any part thereof, from time to time, in possession or reversion, by leases to commence in the present or in the 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 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 the real estate, or any part thereof, for other real or personal property; to grant easements or changes of any kind; to release, convey or assign any right, title or interest in or out of or easement appurtenant to the real estate or any part thereof, and to deal with the 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 the trustee in relation to the real estate, or to whom the real estate or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by the trustee, be obliged to see to the application of any purchase money, rent or money borrowed or advanced on the real estate, or to be obliged to see that the terms of the trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of the trustee, or be obliged or privileged to inquire into any of the terms of the trust agreement, and every deed, trust deed, mortgage, lease or other instrument executed by the trustee in relation to the 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 delivery thereof the trust created herein and by the 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 therein and in the Trust Agreement, or in any amendment thereof and binding upon all beneficiaries thereunder, (c) that the 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 the trustee in relation to the real estate.

This conveyance is made upon the express understanding and condition that neither the trustee nor any other person or persons in trust shall have any personal liability or be subjected to any claim, judgment or decree for anything if or they or their agents or attorneys may, directly or indirectly, be liable at the said real estate or under the provisions of this Deed or said Trust Agreement or any amendments thereto, or to any person or persons claiming under or about said real estate, any and all such liability being hereby expressly waived and released. Any contract, obligation or indebtedness, except only to the trustee, property and funds, and the discharge of the Trustee shall be applicable for the payment and discharge thereof. All persons and corporations claiming or asserting any right or interest in the real estate under this condition from the date of the filing for record of this Deed.

The interest of each beneficiary under the trust agreement and for all persons claiming under the instrument of the trustee in the real estate, including the avails and proceeds arising from the mortgage, sale, or other disposition of the real estate, and such interest in the real estate, shall be personal property, and no beneficiary under the trust agreement shall have any title or interest, legal or equitable, in or to the real estate, or any part thereof, or the proceeds, avails and proceeds thereof as aforesaid.

If the title to any of the above lands is now or hereafter registered in the Register of Titles, it shall be registered in the name of the trustee, or the trustee, or a duplicate thereof, or memorial, the words, "in trust," or "upon condition," or "with limitations," or words of similar import, and in accordance with the instructions in such case made and provided.

And the said grantor hereby expressly waives and releases any and all right or benefit under, and to, the homestead and all state and federal laws relating to the exemption of homesteads from sale on execution or otherwise.

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COOK COUNTY, ILLINOIS
FILED FOR RECORD

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STATEMENT BY GRANTEE 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.

Bank One, Chicago, NA as trustee u/t/a No. 7648 and not personally

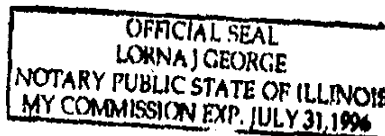
Date July 15, 1994

Signature By: *Lorna J. George*
AVP & Land Trust Officer

Subscribed and sworn to before me

this 15th day of July, 1994.

Lorna J. George
Notary Public



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 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.

Bank One, Chicago, NA as trustee u/t/a No. 9812 and not personally

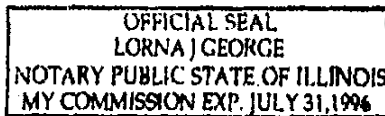
Date July 15, 1994

Signature By: *Lorna J. George*
AVP & Land Trust Officer

Subscribed and sworn to before me

the 15th day of July, 1994.

Lorna J. George
Notary Public



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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Property of Cook County Clerk's Office