

TRUSTEE'S DEED
INTO TRUST

UNOFFICIAL COPY

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THIS INDENTURE, made this 7th day of July, 1994, between METROPOLITAN BANK AND TRUST COMPANY, a corporation duly organized and existing as a banking association under the laws of the State of Illinois, and 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 banking association in pursuance of a certain Trust Agreement, dated the 10th day of November, 1992, and known as Trust Number 1937, party of the first part, and COLUMBIA NATIONAL BANK OF CHICAGO AS TRUSTEE U/T/A dated 3/3/94 a/k/a #4587, parties of the second part.

WITNESSETH, that said party of the first part, in consideration of the sum of (\$10.00) Ten Dollars and 00/100ths Dollars, and other good and valuable considerations in hand paid, does hereby grant, sell and convey unto said parties of the second part, not in tenancy in common, but in joint tenancy, the following described real estate, situated in Cook County, Illinois, to-wit:

Lot 5 in Kalbow's Subdivision of Lots 29 and 30 in Barrett's Subdivision of the East Half of Block 14 and the South Half of the North Half of Block 13, all in Assessor's Division of the North Quarter of the Southeast Quarter of Section 20, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

PIN: 17-20-405-057

Commonly known as: 1623 S. Peoria, Chicago, IL.

TO HAVE AND TO HOLD the same unto said parties of the second part, forever,

SUBJECT TO UNPAID TAXES AND OTHER LIENS OF RECORD

This deed is executed by the party of the first part, as Trustee, as aforesaid, pursuant to 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, and of every other power and authority thereto 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 hereunto affixed, and has caused its name to be signed to these presents by one of its Vice Presidents or its Assistant Vice Presidents and attested by its Assistant Secretary, the day and year first

above written.

METROPOLITAN BANK AND TRUST COMPANY
as Trustee, as aforesaid, and not personally.

By: Theresa M. Gomez VICE PRESIDENT

Attest: Cheryl Brueckmann ASSISTANT SECRETARY

STATE OF ILLINOIS }
COUNTY OF COOK } 388

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that the above named Vice President and Assistant Secretary of the METROPOLITAN BANK AND TRUST COMPANY, a Banking Association, Grantor, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Vice President and Assistant Secretary, 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 Banking Association for the uses and purposes therein set forth; and the said Assistant Secretary then and there acknowledged that said Assistant Secretary, as custodian of the corporate seal of said Banking Association caused the corporate seal of said Banking Association to be affixed to said instrument as said Assistant Secretary's own free and voluntary act and as the free and voluntary act of said Banking Association for the uses and purposes therein set forth.

Given under my hand and Notary Seal.

Date 7/6/94

Notary Public

"OFFICIAL SEAL"
ANGIE PEREDA
Notary Public, State of Illinois
My Commission Expires 1/11/97

FOR INFORMATION ONLY
INSERT STREET ADDRESS OF ABOVE
DESCRIBED PROPERTY HERE

D NAME
E STREET
L CITY
I
V
E
R
Y

Cannizzaro and Ballar
5357 West Devon Ave.
Chicago, IL 60646

BOX 169

OR

1623 S. Peoria
Chicago, IL.

INSTRUCTIONS
FORM T-2

Cook County
REAL ESTATE TRANSACTION TAX
KEYSTONE
STAMP UNIT
#0375

94788535

23.00
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UNOFFICIAL COPY

DEPT-01 RECORDING

749999 TRAN 5620 07/09/94 09:18:00

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COOK COUNTY RECORDER

TO HAVE AND TO HOLD the said premises 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 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 hereinafter provided to contract to sell, to grant options to purchase, to sell on any terms, to convey either with or without consideration, to convey any 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 on the first of January, 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 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 financing, including 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 encumbrance of part or 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 premises shall be conclusive evidence in favor of every person relying upon or claiming under any such conveyance, lease or other instrument and 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, 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 hereunder, and that said trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument, and that 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 his, his or their predecessor or 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 disposition of said real estate, and such interest is hereby declared to be 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 the duplicate thereof, or in 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.

COOK COUNTY CLERK'S OFFICE
RECORDING DEPARTMENT

Cook County Clerk's Office

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