

THIS INDENTURE WITNESSETH, THAT THE GRANTOR, Isadore Goldberg and Hoda Goldberg, as Joint Tenants, of the County of Cook and State of Illinois, for and in consideration of the sum of Ten & No Hundreths (\$10.00) Dollars (\$10.00), in hand paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged, Convey— and Warrant— unto AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, a national banking association whose address is 33 No. LaSalle Street, Chicago, Illinois, as Trustee under the provisions of a certain Trust Agreement, dated the 15th day of February 1994, and known as Trust Number 117971-07 the following described real estate in the County of Cook and State of Illinois, to wit:

Lot 1 and the East 13 Feet of Lot 2 in Block 3 in Harry A. Roth's and Company's Turner Woods Being a Subdivision of Lot 8 of John Turner's Heirs Subdivision of the South 1/4 of the West 1/4 of the South West 1/4 of Section 14, Township 41 North, Range 13 East of the Third Principal Meridian and the East 1/2 of the South East 1/4 of Section 15, Township 41 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois.

COOK COUNTY RECORDER
 98348
 11777
 16777
 02/22/94 14:29:00
 DEPT. OF RECORDING
 425 00

Exempt under Real Estate Transfer Tax Act Sec. 4
 Par. e & Cook County Ord. 95104 Par.

Date Feb. 22, 1994 Sign [Signature]

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 improve, manage, protect and subdivide said real estate or any part thereof, to dedicate parks, streets, highways or alleys to any subdivision or part thereof, and to resubdivide said real estate or any part thereof, to contract to sell, to grant options to purchase or to sell on any terms, to convey either with or without consideration to any person, to contract to lease said real estate or any part thereof, to donate, to dedicate, to mortgage, to lease 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 otherwise, to commence in present or in future, and upon any terms, for any period or periods of time, not exceeding in the case of any single lease the term of ten 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 reserving 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 appurtenant to said real estate or any part thereof, not to deal with said real estate and parts 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, 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 that the application of any purchase money, rent or money hereof or advanced on said real estate or he is 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 he is 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 claiming the Registrar of Titles of said County relying upon or claiming under any such mortgage, lease or other instrument, so 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, and that such conveyance or other instrument was executed in accordance with the trust, conditions and limitations contained in this Indenture and in said Trust Agreement or in all amendments thereto, if any, and binding upon all beneficiaries hereunder, and 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 did so 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 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 said Trust Agreement or any amendment thereto, or for failure to perform or property happening in or about said real estate, and all such liability being 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 appointed for such purposes, or, at the election of the Trustee, in its own name, as Trustee of an express trust and not individually, and the Trustee shall have the obligation, whatever 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 whatsoever and whatever shall be charged with notice of this condition from the date of the filing and recording 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 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 encumbered, the Registrar of Titles, is hereby directed not to register or not 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.

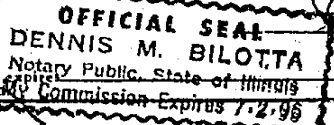
And the said grantor, S, hereby expressly waives, releases, and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for exemption of homesteads from sale on execution or otherwise.

In Witness Whereof, the grantor S aforesaid have hereunto set their hands, and seal, this Feb 18 day of Feb 18, 1994
Isadore Goldberg (SEAL) _____ (SEAL)
Hoda Goldberg (SEAL) _____ (SEAL)

STATE OF Illinois) I, Dennis M. Bilotta, a Notary Public in and for said
 COUNTY OF Cook) County, in the State aforesaid, do hereby certify that Isadore Goldberg and Hoda Goldberg

personally known to me to be the same person, S whose name _____ subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument as their 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 18 day of February A.D., 1994



Dennis M. Bilotta
 Notary Public

VILLAGE OF SKOKIE, ILLINOIS
 Economic Development Tax
 Village Code Chapter 10
 EXEMPT Transaction
 Chicago Office

88602158

Document Number

3901 Greenwood, Skokie, Illinois 60076
 For information only insert street address of above described property.

2580
 FD

American National Bank and Trust Company of Chicago
 Box 221

UNOFFICIAL COPY

Property of Cook County Clerk's Office

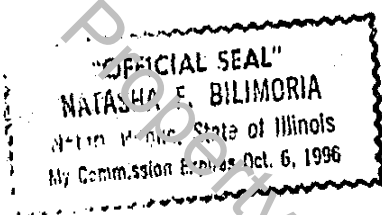
FEB/22/94

FEB/22/94

UNOFFICIAL COPY

GRANTOR/GRANTEE AFFIDAVIT (for Exempt Transactions)

The seller/assignor or agent thereof hereby certifies that, to the best of his knowledge that the name of the buyer/assignee 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 or authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.



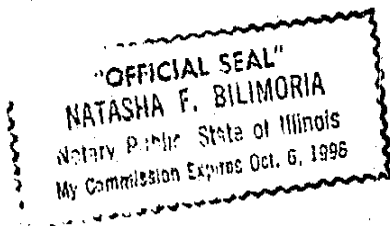
SELLER/ASSIGNOR:

By: *Randall J. Gingiss*
Randall J. Gingiss, Attorney

Subscribed and sworn to before me by the said Randall J. Gingiss, this 22 day of February, 1994.

Natasha F. Bilimoria
NOTARY PUBLIC

The buyer/assignee or agent thereof hereby certifies that, to the best of his knowledge that the name of the buyer/assignee 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 or authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.



BUYER/ASSIGNEE:

By: *Randall J. Gingiss*
Randall J. Gingiss, Attorney

Subscribed and sworn to before me by the said Randall J. Gingiss, 22 day of February, 1994.

Natasha F. Bilimoria
NOTARY PUBLIC

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