

UNOFFICIAL COPY

95507684

TRUSTEE'S DEED

TRUST TO TRUST

7590467
LARSON D2

DEPT-01 RECORDING \$27.00
150012 TRAN 5569 08/02/95 11:10:00
55652 JH 95-507684
COOK COUNTY RECORDER

The above space for recorder's use only.

THIS INDENTURE, made this 20th day of May, 1995, between HARRIS BANK HINSDALE, a corporation organized and existing under the Laws of the United States of America, as Trustee under the provisions of a deed or deeds in trust, duly recorded and delivered to said company in pursuance of a trust agreement dated the 8th day of January, 1990, and known as Trust Number L-2506, party of the first part, and ALBANY BANK AND TRUST COMPANY, N.A., AS TRUSTEE UNDER TRUST AGREEMENT DATED JANUARY 18, 1995, AND KNOWN AS TRUST AGREEMENT #11-5082, party of the second part, whose address is 3400 V. Lawrence, Chicago, Illinois. WITNESSETH, that said party of the first part, in consideration of the sum of \$10.00 (Ten and no/100), and other good and valuable consideration in hand paid, does hereby convey and quitclaim unto said party of the second part, the following described real estate, situated in Cook County, Illinois:

PARCEL 1: LOT 17 (EXCEPT THAT PART TAKEN FOR STREET) ALL OF LOTS 18 TO 33, 39 TO 56 (EXCEPT THAT PART OF SAID LOT 56, LYING NORTH OF A STRAIGHT LINE EXTENDING FROM A POINT ON THE EAST LINE OF SAID LOT, 13.61 FEET NORTH OF THE SOUTHEAST CORNER OF SAID LOT TO A POINT ON THE WEST LINE OF SAID LOT, 14.87 FEET NORTH OF THE SOUTHWEST CORNER OF SAID LOT TAKEN FOR WASHINGTON BOULEVARD) AND (EXCEPT FROM SAID LOTS THAT PART DESCRIBED AS FOLLOWS::

BEGINNING AT THE SOUTHEAST CORNER OF LOT 39 IN BLOCK 1 IN SAID THOMAS ROWAN'S SUBDIVISION; THENCE NORTH ALONG THE EAST LINES OF SAID LOTS 39 TO 56 INCLUSIVE, A DISTANCE OF 449.61 FEET TO A POINT, SAID POINT BEING 13.61 FEET NORTH OF THE SOUTHEAST CORNER OF SAID LOT 56; THENCE WEST ALONG A LINE EXTENDED TO THE WEST LINE OF SAID LOT 56, 14.87 FEET NORTH OF THE SOUTHWEST CORNER OF SAID LOT 56, SAID EXTENDED LINE BEING THE SOUTH LINE OF WASHINGTON BOULEVARD FOR A DISTANCE OF 35 FEET TO A POINT THENCE SOUTHEASTERLY ALONG A STRAIGHT LINE (WHEN EXTENDED WOULD INTERSECT THE EAST LINE OF SAID LOT 55, A DISTANCE OF 21.39 FEET SOUTH OF THE NORTHEAST CORNER OF SAID LOT 55) TO A POINT OF INTERSECTION WITH A LINE LYING 10 FEET WEST OF AND PARALLEL WITH THE EAST LINES OF SAID LOTS 55 TO 59 INCLUSIVE; THENCE SOUTH ALONG SAID PARALLEL LINE TO A POINT OF INTERSECTION WITH THE SOUTHERLY LINE OF SAID LOT 39; THENCE SOUTHEASTERLY ALONG THE SOUTH LINE OF SAID LOT 39 TO A POINT OF BEGINNING)

IN BLOCK 1 IN THOMAS ROWAN'S SUBDIVISION OF LOTS 1 TO 6, INCLUSIVE, 15 TO 23, INCLUSIVE, 32 TO 37, INCLUSIVE, AND LOTS 42, 43, 48, 49, 50, 55, 56 AND 57 TOGETHER WITH VACATED STREETS BETWEEN SAID LOTS 2, 3, AND 4 ALL IN J. H. WHITESIDE AND COMPANY'S MADISON STREET ADDITION IN SECTION 8, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

PARCEL 2: LOTS 38 TO 52, INCLUSIVE, AND LOT 53 (EXCEPT THAT PART TAKEN FOR STREET) IN BLOCK 2 IN THOMAS ROWAN'S SUBDIVISION OF LOTS 1 TO 6, INCLUSIVE, 15 TO 23, INCLUSIVE, 32 TO 37, INCLUSIVE, 42, 43, 48, 49, 50, 55, 56, AND 57 TOGETHER WITH VACATED STREET BETWEEN SAID LOTS 2, 3, AND 4 ALL IN J. H. WHITESIDE AND CO'S MADISON STREET ADDITION IN SECTION 8, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

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REVENUE
STAMP AUG-95
RECEIVED
Cook County
REAL ESTATE TRANSACTION TAX
650.00

065952
Cook
CO. CL. DIS
STATE OF ILLINOIS
DEPT. OF REVENUE
AUG-295
PA 10776
REAL ESTATE TRANSFER TAX
650.00

065951
Cook
CO. CL. DIS
STATE OF ILLINOIS
DEPT. OF REVENUE
AUG-295
PA 10776
REAL ESTATE TRANSFER TAX
650.00

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PARCEL 3: THAT PART OF ENGLEWOOD AVENUE LYING BETWEEN BLOCKS 1 AND 2 THAT PART OF THE PUBLIC ALLEY IN BLOCK 1 BOTH FROM THE SOUTH PROPERTY LINE OF WASHINGTON BOULEVARD TO THE NORTHERLY PROPERTY LINE OF THE CHICAGO GREAT WESTERN RAILROAD IN THOMAS ROWAN'S SUBDIVISION OF LOTS 1 TO 6, INCLUSIVE, 15 TO 23, INCLUSIVE, 32 TO 37, INCLUSIVE, AND LOTS 42, 43, 48, 49, 50, 55, 56, AND 57, TOGETHER WITH VACATED STREETS BETWEEN SAID LOTS 2, 3, AND 4 ALL IN J. H. WHITESIDE AND CO'S MADISON STREET ADDITION IN SECTION 8, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

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, benefit and behoof forever of said party of the second part.

P.I.N. 15-08-422-034-0700

Commonly known as: 550 Mannheim Road, Hillside, Illinois

THIS CONVEYANCE IS MADE PURSUANT TO DIRECTION AND WITH AUTHORITY TO CONVEY DIRECTLY TO THE TRUST GRANTEE NAMED HEREIN.

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 present or 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 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 hereof 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, (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 predecessor 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 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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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 county given to secure the payment of money, and remaining unreleased at the date of the delivery hereof.

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 Land Trust Officer and attested by its Bank Officer the day and year first above written.

HARRIS BANK HINSDALE, N.A.
As Trustee as aforesaid.

By: Janet Hale
Assistant Vice President

Attest: Sonia R. Overstreet
Bank Officer

State of Illinois
County of DuPage

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY, that the above named Assistant Vice President/Trust Officer and Bank Officer of HARRIS BANK HINSDALE, N. A., Grantor, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Assistant Vice President/Trust Officer and Bank 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 Company for the uses and purposes therein set forth; and the said Bank Officer and there acknowledged that said Bank Officer as custodian of the corporate seal of said Company, caused the corporate seal of said Company to be affixed to said instrument as said Bank Officer's own free and voluntary act and as the free and voluntary act of said Company for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 20th day of May, 1996.

Meghan K. Furbee
Notary Public

DELIVER RECORDED DOCUMENT TO:

MAIL TAX BILLS TO:

ALLEN GLASS
223 W. JACKSON
SUITE 1100
CHICAGO IL 60606



C/O MARC REALTY
223 W JACKSON
SUITE 1100
CHICAGO IL 60606

BOX 333-CTI

This instrument was prepared by: Janet Hale

HARRIS BANK HINSDALE, N. A., 50 S. Lincoln, Hinsdale, IL 60522 (708)920-7000 Member FDIC

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COOK COUNTY CLERK'S OFFICE
100 N. LAUREL ST. CHICAGO, IL 60602
TEL: (773) 399-3000 FAX: (773) 399-3001
WWW.COOKCOUNTYCLERK.COM