

AG-102 (392)

DEPT
REC-01

95511044

DEPT-01 RECORDING \$27.00
 T40012 TRAN 5595 08/03/95 10102100
 46449 4 JM *-95-511044
 COOK COUNTY RECORDER

Consult a lawyer or other entity or
 attorney for this form. All warranties,
 including merchantability and fitness, are
 excluded.

RECORDER'S STAMP

75-50-545 DB

THE UNDERSIGNED INSTITUTION OF HOUSING & COMMUNITY DEVELOPMENT
 (collectively "Grantor")
 of the County of COOK and State of ILLINOIS for and in consideration
 of Ten (10.00) Dollars, and other good and valuable considerations in hand paid, Conveys
 (WARRANTS / GUARANTEE) unto MOUNT GREENWOOD BANK, ITS SUCCESSOR
 OR SUCCESSORS, as Trustee under the provisions of a trust agreement dated the
 day of 1/17, 1995, and known as Trust Number 5-1095 (hereinafter
 referred to as the "trustee") the real estate in the County of Cook and the State of Illinois
 legally described here or on the Reverse Side hereof

LOT 10 IN BLOCK 3 IN BEVERLY MANOR, BEING A RESUBDIVISION
 OF PART OF HAZELWOOD AND WRIGHT'S SUBDIVISION OF THE SOUTH
 1/2 OF THE NORTHEAST 1/4 OF SECTION 36, TOWNSHIP 38 NORTH,
 RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT
 RAILROAD LAND) IN COOK COUNTY, ILLINOIS.

95511044

HEREINAFTER CALLED "THE REAL ESTATE".

SUBJECT TO:

Common Address: 8228 S TALMAN CHICAGO IL

Real Estate Tax I.D. Number(s): 19-36-226-024-0000

TO HAVE AND TO HOLD the real estate with the appurtenances upon the trusts and for the uses and purposes herein and in the trust agreement set forth.

Full power and authority are hereby granted to the trustee to subdivide and resubdivide the real estate or any part thereof; to dedicate parks, 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 demise the term of 100 years, and to renew or extend leases upon any terms and for any period or periods of time and to amend, change or modify

BOX 333-CTT

2700

UNOFFICIAL COPY

95511044

Property of Cook County Clerk's Office

~~CHICAGO
CITY & COUNTY
RECORDS & CLERK
508 21~~

~~COOK COUNTY
REAL ESTATE TRANSACTION
2 7 5~~

~~STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
DEPT OF REVENUE
67.50
AUG-29-95~~

COOK COUNTY
CLERK

UNOFFICIAL COPY

time or times hereafter; to contract to purchase the whole or any part of 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 about 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 conclusively 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 herein 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 its, his or their predecessor in trust.

This conveyance is made upon the express understanding and condition that neither the 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 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 amendments thereto, or for injury to person or property happening in or about said real estate, any and all such liability being hereby 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 no obligation whatsoever with respect to any such contract, obligations 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 whomsoever and whatsoever shall be charged with notice of 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 them or any of them shall be only in the earnings, avails and proceeds arising from the mortgage, sale or other disposition of the real estate, and such interest is hereby declared to 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 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.

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

The Grantor Institution of Housing & Comm. has executed this deed as of July 18 1995.

Joseph A. Riddick
Joseph A. Riddick, Pres.
Norbert R. Isbell
Norbert R. Isbell, Sec'y

95511044

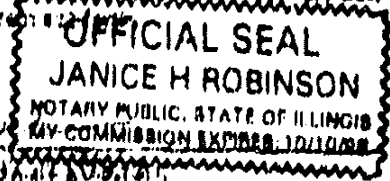
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Property of Cook County Clerk's Office

07/07/1995 18:41 312-743-0741
 I, the undersigned, Notary Public for said County, in the State of Illinois, do hereby certify that JOSE A. BRIDOLIC, President of the INSTITUTION OF HOUSING & COMMUNITY DEVELOPMENT, a corporation, and ROBERT R. ISBELL, Secretary of said corporation, and personally known to me to be the same persons whose names are contained in the foregoing instrument, appeared before me this day in person, and severally acknowledged that as such Secretary, they signed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority given by the Board of DIRECTORS of said corporation, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein expressed.

UNOFFICIAL COPY

Given under my and official seal, this 18th day of July, 1995
 Commission expires July 18, 1996 *Janice H. Robinson*



This instrument was prepared by Janice H. Robinson 180 N Michigan Chicago IL 60601-7400

*USE WARRANT OR QUIT CLAIM AS PARTIES DESIRE

Mail to:
 MOUNT GREENWOOD BANK
 2032 WEST 111TH STREET
 CHICAGO IL 60685
 ATTENTION: LAND TRUST DEPARTMENT
 OR
 RECORDER'S OFFICE BOX NO. _____

ADDRESS OF PROPERTY

8228 S Talman
 Chicago IL

95511044

THE ABOVE ADDRESS IS FOR STATISTICAL PURPOSES ONLY AND IS NOT A PART OF THIS DEED. SEND SUBSEQUENT TAX BILLS TO:

Patrick Higgins

(Name)

3043 W 111th Chicago 60655

(Address)

LEGAL DESCRIPTION

Common Address: 8228 S Talman
Chicago IL

Property Tax I.D. No.: 19-36-226-024-0000

DEED IN TRUST INSTITUTION OF HOUSING & COMM. DEV.	TO	MOUNT GREENWOOD BANK
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Cook County Clerk's Office

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