TRUSTEE'S DEED IN TRUST

75-111-5 49 Commo DI 95317278

DEPT-01 RECORDING

\$35.00

- . 740012 TRAN 4118 05/15/95 13:57:00
- 40997 + JM *-95-317278
 - COOK COUNTY RECORDER

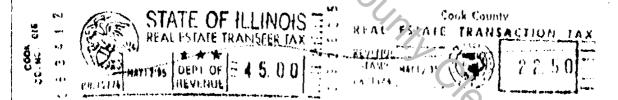
The above space is for the recorder's use only

Midwest Trust Services, item. Successor Trustee to Midwest Bank and Trust Company, a corporation of Illinois, as Trustee under the provisions of a deed or deeds in trust, duly recorded and delivered to said Trustee in pursuance of a trust agreement dated the 1st day of Docombor 1975, and known as Trust Number 75-12-1625 party of the first part, and Bovor (y Trust Company, as Trustoo, under Trust No. 74-2360 dated March 2, 1995

Grantee's Address, 10312 S. Cicero Aye., Oak Lawn, IL 60453

WITNI-SSETH, that said party of the first paid, in consideration of the sam of Jon and no/100 (\$10,00) -- - - Dollars, and other good and valuable considerations in hand paid, does hereby grant, sell and convey unto said party of the second part, the following described real estate, situate 24 Cook County, Illinois to-wit:

See attached rider for legal description



This conveyance is made pursuant to a Direction gathorizing the party of the first part to convey directly to the party of the second part, and/or pursuant to authority pranted in the frust agreement authorizing the party of the first part to convey directly to the party of the second part.

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

built power and authority is hereby granted to said trustee to subdivide and resubdivide the real estate of insport thereof, to dedicate parks, streams, highways or alleys and to vacate any subdivision or part thereof, to execute contracts to self or exclusive, or execute grants of options to purchase, to execute contracts to self on any terms, to convey either with or without consideration, to convey real estate of any part thereof to a successors in trust and to grant to such successor or successors in trust and to grant to such successor or successors in trust and to find the title, estate, powers and authorities vested in the frustee; to donate, to dedicate, to mortgage, or otherwise encamber the real estate, or any part thereof, to execute leases of the real estate, or any part thereof, from time to time, in possession or reversion by leases to commence in praesenti or futuro, and upon any terms and for any period or periods of time, and to execute renewals or extensions of leases upon any terms and for any period or periods of time and to execute amendments, changes or modifications of leases and the terms and provisions thereof at any time or times hereafter; to execute contracts to make leases and to execute contracts to make the manner of fixing the amount of present or future rentals, to execute grants of easements or charges of any kind, to telease, convey or assign any right, title or interest in or about easement appurtament to the real estate or any part thereof, and to deal with the title to said estate and every part thereof in all other ways and for such other considerations as it would be fawful for any person owning the title to the real estate to deal with it, whether similar to or different from the ways above specified and at any time or times hereafter.

BOX 333-CTI 3°

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In no case shall any party dealing with said trustee in relation to the real estate, or to whom the real estate of uny 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 extate, or 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 to be obliged or privileged to inquire imo any or 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 the delivery thereof the trust created begoin and by the trust agreement was in full force and effect, (b) that such conveyance of other instrument was executed in accordance with the trusts, conditions and limitations contained herein and in the trust agreement or in any amendments thereof and bindings upon all beneficiaries, (c) that the trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instruments and (d) it the conveyance is made to a successor or successors in trust, that such successor or successors in thist have been properly appointed and are fully vested with all the title, estate rights, powers, authornes, duties, and obligations of its, his or their predecessor in trust

The interest of each beneficiary under the trust agreement and of all persons clamming under them or any of them shalf be only in possession, comings, and the avails and proceeds atising from the sale, morphies or other disposition of the real extane, and such interest is nearby declared to be personal property, and no beneficiary shall have any title or interest, legal or equitable, in or to the real extage as such, but only an interest in the possession, earnings, axails, and proceeds thereof as adoresaid.

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 action displicate thereof, or memorial, the words "in trast," or "upon condition," or "with limitations," or words of similar import, in a co-dance with the statute in such case made and provided

This deed is executed pursuan, to and in the exercise of the power and authority granted to and vested in Grantor by the terms of said deed or deeds in trust, pursuant to the trust agreement above mentioned. This de, d is subject to the hen of every trust deed or mortgage (if any there be) of colors and sussaid county given to secure the payment of money, and remaining upreleased at the date hereof

In WITNESS WIITIG Of, Grantor has conseitus corporate scal to be hereto affixed and has cause its name to be signed to these pictents by its Assistant Vice President, and overted by its Trust Administrator this . 1995

Midwest Trust Services - Inc

As Trastee as

STATE OF REPROIS

COUNTY OF COOK

March 3

1995 the foregoing incomment was acknowledged before the by

178798

Emily S. Montone, Assistant Vice President Trust Services, Inc., an Illinois corporation and by Deanna M. Quinn, Land Trust Admiris crator said corporation, who affixed die seal of said corporation, all on behalf of said corporation

This instrument was prepared by -

Deanna M. Quinn

MIDWEST TRUST SERVICES, INC

1606 N. Harlem Avenue

Hawood Park, Illia a 60635

NAME ACH DE DO DESCRIPTION 1.

Elimpia fully say veryl

S. Halsted St. Chicago Reights For information only Insert street, address of above described property Send subsequent Tax Hills to

Section.

Addieses

Formy #157 Reorder from Bliana Limineral, bis

BOX

PLAT ACT AFFIDAVIT

STATE	OF	ILLINOIS)	
COUNTY	r OF	COOK)	នន

SHERWIN J. MALKIN

oath, states that he resides at 3350 Columbia, Lincolnwood, IL 60645

That the attached deed is not in violation of Section 1 of Chapter 109 of the Illinois Revised Statutes for one of the following reasons:

- 1. Sail Act is not applicable as the grantors own no adjoining property to the premises described in said deed;
 -ORthe conveyance falls in one of the following exemptions as shown by Amended Act which became effective July 17, 1959.
- 2. The division of subdivision of land into parcels or tracts of 5 acres or more in size which does not involve any new streets or easements of access.
- 3. The division of lots or blocks of less than I acre in any recorded subdivision which does not involve any new streets or easements of access.
- 4. The sale or exchange of rangels of land between owners of adjoining and contiguous land.
- 5. The conveyance of parcels of land or interests therein for use as right of way for railroads or other public utility facilities, which does not involve any new streets or easements of access.
- 6. The conveyance of land owned by a railroad or other public utility which does not involve any new atreets or easements of access.
- 7. The conveyance of land for highway or other public purposes or grants or Conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
- 8. Conveyances made to correct descriptions in prior conveyances.
- 9. The sale or exchange of parcels or tracts of land existing on the date of the amendatory Act into no more than 2 parts and not involving any new streets or easements of access.

CIRCLE NUMBER ABOVE WHICH IS APPLICABLE TO ATTACHED DEED.

AFFIANT further states that he makes this affidavit for the purpose of inducing the Recorder of Deeds of Cook County, Illinois, to accept the attached deed for recording.

SUBSCRIBED and SWORN to Defore me this 7 de day of //acc, 19 95

— "OFFICIAL SEAL"
Charles E. Sproger
Nutary Public, State of Illinois
My Commission Expires May 6, 1936

NOTARY PONLIC

953172

This Rider is attached to and made part of certain Trustee's Deed in Trust dated March 3, 1995 and executed by Midwest Trust Services, Inc., as Trustee U/T/A dated 12/1/75 a/k/a Trust No. 75-12-1625

That part of the East 363 feet of Lot 3, except the East 50 feet thereof and also excepting therefrom part of the East 363 feet lying South of the following described line: Beginning at the point of intersection of a line 363 feet West of and parallel to the East 'lie of Lot 3 with a line 176 feet South of and parallel to the North line of hot 3; thence East along the last named parallel line a distance of 94.50 feet to a point; thence North 12.50 feet to a point which is 268.50 feet West of the East line of said Lot 3; thence East along a line parallel to the North line of Lot 3 to a point of intersection with the East line of Lot 3; in Circuit Court Partition of the East 3 of the Southeast 3 of Section 8 and the West & of the Southwest & of Section 9, all in Township 35 North, Range 14, lying South of a line 449.98 feet North of the South line of Lot 3 aforesaid and lying North of a line 360.76 feet North of the South line of Lot 3 aforesaid, East of the Third Principal Meridian, in Cook County, Illinois

PIN 32-08-405-032

South Halstad Street, Chicago Heights, IL Address of property:

Subject to: Covenants, conditions and restrictions of record; A COPPICA public and utility easements and roads and highways, if any; general taxes for 1995 et seq.

AND THE PROPERTY ISO BOLS OF CIS

DECLARATION OF APPOINTMENT OF SUCCESSOR IN TRUST

Section 1. Parties; Date. This Declaration of Appointment of Successor in Trust (the "Appointment") is made as of June 1, 1994, by and between Midwest Bank and Trust Company, an Illinois banking corporation, as Trustee (the "Former Trustee") under the Land Trusts, as defined in Section 2 of this Appointment, and Midwest Trust Services, Inc., an Illinois corporation, as Successor Trustee (the "Successor Trustee") under the Land Trusts.

Section 2. Definitions. The following capitalized terms have the respective meanings defined in this Section 2.

"Acc pieans the Corporate Fiduciary Act, 205 H.CS 620.

"Agreement means the Agreement of Succession of Trust Business and Assignment of Accounts dated as of June 1, 1994, between First Midwest Corporation of Delaware, an Illinois Corporation, the holding company owning all of the issued and containing shares of Former Trustee, and the Successor Trustee, with respect to the trust business of the Former Trustee, including its trusteeship under the Land Trusts.

"Appointment" means this Declaration of Appointment of Successor in Trust.

"Former Trustee" means Midwest Bank and Trust Company, an Illinois banking corporation, as Trustee under the Land Trusts.

"Land Trusts" means those Illinois Land Trusts as such are defined in the Illinois Land Trust Recordation and Transfer Act, 765 ILCS 420/2, identified by Trust Number and/or Recording Document Number of the Deed(s) in Trust attached hereto as Exhibit A, and incorporated herein, pursuant to which the Former Trustee held title to the real estate described in Exhibit A.

"Successor Trustee" means Midwest Trust Services, Inc., an Illinois corporation, as Successor Trustee under the Land Trusts.

Section 3. Recitals. The following recitals of fact are a material part of this Appointment:

a. Pursuant to the Agreement, the Former Trustee has appointed the Successor Trustee as Trustee, in place of the Former Trustee, of the Land Trusts, as of the date of this Appointment.

- b. Pursuant to Section 3-3 of the Act, title under the respective Land Trusts to the real estate held by the Former Trustee was vested by law in the Successor Trustee as of the date of this Appointment.
- c. None of the Land Trusts contain provisions which would have prohibited the Successor Trustee from being so vested, pursuant to Section 3-3 of the Act, in the Former Trustee's title to the real estate with full power to act as Trustee under the Land Trusts.
- d. This Appointment is executed, acknowledged and recorded to give notice to all persons that all power to act as Trustee and all right, title and interest of the Former Trustee to the real estate in the Land Trusts is now vested in the Successor Trustee.

Section 4. Appointment of Successor Trustee. The Former Trustee:

- a. Hereby confirms the appointment of the Successor Trustee as Trustee under each or the Land Trusts and the vesting of all right, title and interest of the Former Trustee to the Land Trusts' real estate in the Successor Trustee by law pursuant to Act; and
- b. Hereby declares the Successor Trustee appointed as Trustee under each of the Land Trusts, with all the powers to deal with title to the real estate set forth in the respective Deeds in Trust to be Former Trustee, as Trustee under the Land Trusts. All instruments executed by the Former Trustee prior to June 1, 1994 in respect to any real estate described on fixhibit A to this Appointment are hereby confirmed and ratified.
- Section 5. Acceptance of Appointment by Successor Trustee. The Successor Trustee hereby confirms its acceptance as of the date of this Appointment, of all duties and powers as Trustee under the Trusts created by each of the Land Trusts.

95317278

UNOFFICIAL COPY

IN WITNESS WHEREOF, the Former Trustee and the Successor Trustee have executed this Appointment as of the date stated in Section 1.

FORMER TRUSTEE:	SUCCESSOR TRUSTEE:
MIDWEST BANK AND TRUST COMPANY, A ILLINOIS BANKING CORPORATION By: Dad a face of the second	MIDWEST TRUST SERVICES, INC. AN ILLINOIS CORPORATION By: Its President
By: Assistant Secretary	Attest: By: (1) (1) (1) (1) (1) (1) (1) (1) (1) (1)
STATE OF ILLINOIS COUNTY OF COOK	
I, the undersigned, a notary public in and for sold certify that Brad Luecke, personally kn Midwest Bank and, a Corporation, and Joseph Partiust Company Assistant Secretary of said corporation, and person whose names are subscribed to the foregoing instrument and severally acknowledged that as such Presidelivered the said instrument and caused the corporation, pursuant to authority, given by the Board free and voluntary act, and as the free and voluntary uses and purposes therein set forth. Given under my hand and official seal this	ment, appeared before me this day in persons ment, appeared before me this day in person ident and Assic Secretary, they signed and orate seal of said corporation to be affixed of <u>Directorsof</u> said corporation as their ry act and deed of said corporation, for the
Company of the second	Notary Public

FILED: MAY 15 1995 FOR COUNTY IRF

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UNOFFICIAL COPY

MAPPING SYSTEM Change of Information Form.

ZIP CODE:	ChY:	PROPERTY ADDRESS:	ZIP CODE:	С спу:	MAILING ADDRESS:	NAME/TRUST#:	PIN NUMBER:	Scannable document - read the following mans: Charges must be kept with the state antitions cont. Contact the purchasors Praces CAPTAL actes with back per any. Do Not Kerne both Shibm only the state between rames much is, and addresses.
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