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TRUSTEE'S DEED IN TRUST

MARKHAM UFFICE

0003

RECODIN % 25.00

POSTAGES % 0.50

96255244 #

SUBTOTAL 25.50

CHECK 25.50

04/01/96

2 PURC CTR 0011 MCH 13:00

THE GRANTOR South Holland Trus! & Savings Bank, an Illinois banking corporation, duly authorized to accept and execute trusts within the State of Illinois, two personally, but solely as Trustee under the provisions of a Deed or Deeds in Trust duly recorded and delivered to the bank in pursonnee of a Certain Trust Agreement dated the 15th day of January, 1990 and known as the "ERWIN F. JOHNSON LIVING TRUST AGREEMENT" in consideration of TEN AND NO/100 * * * * * * Dollars, and other good and valuable consideration in hard paid, CONVEYS and QUIT CLAIMS to The South Holland Trust & Savings Bank, its successor or successors, as Trustee under the provisions of a trust agreement dated the 1st day of March, 1996, and known as the LEONA G. JOHNSON LIVING TRUST AGREEMENT the following described real estate in the County of Cook and State of Illinois, to wit:

Lot 30 in Hoekstra's 4th addition to Dutch Valley, South Hoiler in Illinois, being a subdivision of part of Lots 1, 2, and 3 of Anker's Subdivision of the West 1/2 of the North East 1/4 and are Northwest 1/4 of Section 23, Township 36 North, Range 14, East of the Third Principal Meridian, according to Plat thereof rightered in the Office of the Registrar of Titles of Cook County, Illinois, on March 8, 1960, as document number 1911879.

Permanent Real Estate Index Number(s): 29-23-118-023-0000

Address(es) of real estate: 16325 University, South Holland, Illinois 60473

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and purposes herein and in said trust agreement set forth.

Full power and authority are hereby granted to said trustee to improve, manage, protect and sub-livide said premises or any part thereof: to dedicate parks, streets, highways or alleys; to vacate any subdivision or part thereof, and to assubdivide 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 and 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 praesenti or in future, and upon any terms and for any period or periods of time and to amend, change or modify leases and 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 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

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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 cetate shall be conclusive evidence in favor of every person relying upon or claiming under any much 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

And the said grantor hereby expressly waives and releases 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.

This Deed is ever ited by the Grantor 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, including the authority to convey directly to the Trustee grantee named herein, and of every other power and authority thereto enabling. This Deed is made subject to the liens of all trust deeds and morigages upon said real estate, if any, recorded or registered in said county.

In Witness Whereof, the Gravior has caused its corporate seal to be hereunto affixed, and name to be signed by its Trust

such, but only an interest in the earnings, avails and proceeds thereof as aforesaid. Officer and attested by its Assistant Sectory this 27th day of March, 1996. SOUTH HOLLAND TRUST & SAVINGS BANK. as Tru tee, as aforesaid, and not personally, (SEAL) OFFICIAL SEAL Assistant Scretary LORENE C. WESMER STATE OF ILLINOIS Notary Public, State of Illinois) SS My Commission Expires 11/04/97 COUNTY OF COOK > I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO MEREBY CERTIFY, that the above named Trust Officer and Assistant Secretary of the SOUTH HOLLAND TRUST & SAVINGS PANK, an Illinois Banking Corporation. Grantor, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Trust Officer 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 Lanking Corporation for the uses and purposes therein set forth; and the said Assistant Secretary then and there acknowledged that said Assist ant Secretary as custodian of the curporate seal of said Banking Corporation caused the corporate seal of said Banking Corporation to be affixed to said instrument as said Assistant Secretary's own free and voluntary act and as free and voluntary act of said Burking Corporation for the uses and purposes therein set forth. Given under my hand and Notary Seal, on this 27th day of March November 4, 19 97 Louis C. Westin Notary Public This instrument was prepared by J. David Dillner, 16231 Wausau Avenue, South Holland, Illinois 60473 Mail To: Leona G. Johnson Doug DeGmot Tax bills to: 16325 University South Holland Trust & Savings Bank 16178 South Park Avenue South Holland, IL 60473 Th Holland, Illinois 60473

Date

UNOFFICIAL COPY 6255244

STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee 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 and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated: 3-27, 1996	Signature: OO. OO
900	Grantor or Agent
Signed and Sworn to hefore me	
by the said 6 RANTOR	*************
this 27 day of hack, 1996.	"OFFICIAL SEAL"
	LORENE C. WESNER
Lourse C. Wesner	Notary Public, State of Illinois
NOTARY PUBLIC	My Commission Expires 11/04/97

The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land rust is either a natural person, an Illinois corporation or foreign corporation authorized to do cusiness 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 and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated:	3-27	, 1976	Signature: O. O.
			Grantes or Agent

Signed and Sworn to before me

by the said GRANTEE

this 27 day of MARCH, 1996 Loune C. Wesner

"OFFICIAL SEAL" LORENE C. WESNER

Notary Public, State of Illinois My Commission Expires 11/04/97

NOTE:

Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attached to Deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

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