

UNOFFICIAL COPY

DEVON BANK
6445 NORTHWESTERN AVENUE / (312) 465-2500

96362239

TRUSTEE'S DEED IN TRUST

THIS INDENTURE, made this
11TH day of APRIL
19 96

between DEVON BANK, a banking corporation duly organized and existing under the laws of the State of Illinois, and duly authorized to accept and execute trusts within the State of Illinois, not personally but as Trustee under the provisions of deed or deeds in trust duly recorded and delivered to said corporation in pursuance of a certain Trust Agreement, dated the 22ND day of DECEMBER, 19 89, and known as Trust Number 5630-0, party of the first part, and ALBANY BANK & TRUST COMPANY a _____, as Trustee under Trust Agreement dated 3/25/96 and known as Trust Number 17-5192, party of the second part.

DEPT-01 RECORDING \$31.00
T#0012 TRAN 0560 05/13/96 14:44:00
#2259 + RC *-96-362239
COOK COUNTY RECORDER

Grantee's Address: 3400 W. LAWRENCE AVE., CHICAGO IL 60625

WITNESSETH, that said party of the first part, in consideration of the sum of TEN DOLLARS AND NO/100 Dollars, and other good and valuable considerations in hand paid, does hereby Convey and Quit Claim unto said party of the second part, the following described real estate, situated in COOK County, Illinois, to-wit:
(See Attached Rider for Legal Description)

P.I.N. 14-06-120-002

Together with the tenements and appurtenances thereunto belonging.

TO HAVE AND TO HOLD the same unto said party of the second part, and to proper use, benefit and behoof forever said party of the second part.

THE TERMS AND CONDITIONS APPEARING ON THE REVERSE SIDE OF THIS INSTRUMENT ARE MADE A PART HEREOF.

This deed is executed by the party of the first part, as Trustee, as aforesaid, pursuant to direction and in the exercise of the power and authority granted to and vested in 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 thereunto enabling. This Deed is made subject to the liens of all trust deeds and/or mortgages upon said real estate, if any, recorded or registered in said county.

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 _____ Vice President/~~Trust Officer~~ and attested by its Trust Administrator, the day and year first above written.

*OFFICER

DEVON BANK
As Trustee, as aforesaid.

By: _____

Vice President/~~Trust Officer~~

STATE OF ILLINOIS }
COUNTY OF COOK } SS.

Attest: _____

Trust Administrator/
OFFICER

I, the undersigned, a Notary Public in and for said county, in the State aforesaid, DO HEREBY CERTIFY THAT JOHN R. GRIFFITH Vice President/~~Trust Officer~~, and ANDREW H. DOBZYN Trust Administrator of DEVON BANK, personally known to me to be the same persons whose names are subscribed to the foregoing instruments as such _____ Vice President/~~Trust Officer~~ and Trust Administrator, 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, as the free and voluntary act of said Bank, for uses and purposes therein set forth; and the said Trust Administrator did also then and there acknowledge that said Trust Administrator as custodian of the corporate seal of said Bank, did affix the said corporate seal of said Bank to said instrument as said Trust Administrator's own free and voluntary act, and as the free and voluntary act of said Bank for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 11TH day of APRIL, 19 96

"OFFICIAL SEAL"
SILVIA RIBEIRO
NOTARY PUBLIC, STATE OF ILLINOIS
My Commission Expires 06/08/98

Silvia Ribeiro

Notary Public

96362239

75-84031 J
96021444 JK
KP

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TO HAVE AND TO HOLD the real estate with its appurtenances, upon the trusts and for the uses and purposes herein and in the 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 vacate any subdivision or part thereof, and to resubdivide said real estate 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 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 said Trustee, to donate, to dedicate, to mortgage, pledge 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 reversion, by leases to commence in present or in 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 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 easement appurtenant to said real estate or any part thereof, and to deal with said 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 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 the application of purchase money, rent or money borrowed or advanced on said real estate, or be obliged to see that the terms of this trust have been complied with, or be obliged to inquire into the authority, necessity or expedience 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, or any successor in trust, in relation to said real estate shall be conclusive evidence in favor of every person (including the Registrar of Titles of said County) 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 all amendments thereof, (c) and binding upon all beneficiaries thereunder, (c) that said Trustee, or any successor in trust, 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 titles, estate, rights, powers, authorities, duties and obligations of its, his or their predecessors in trust.

This conveyance is made upon the express understanding and condition that neither the Grantee 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 agents or attorneys may do or omit to do in or about said real estate or under the provisions of this Deed or said Trust Agreement or any amendment 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 of 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, obligation or indebtedness except only so far as the trust property and funds in 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 filing for record of this Deed.

The interest of each and every beneficiary hereunder and under said Trust Agreement and 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 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 the Grantee the entire legal and equitable title in fees simple in and to all of the real estate described.

If the title to any of the above real estate is now or hereafter registered, the Registrar of Titles is hereby directed not to register or note in the certificate title or duplicate thereof, or memorial, the words "in trust", or "upon condition", "with limitations", or words of similar import in accordance with the statute in such case made and provided.

TST 132/1-85

Mail To:

LESTER ROSEN, ATTY
1419 LAKE COOK RD. #315
DEERFIELD IL 60015

Address of Property:

2046-54 W. HOOD & 6147-49 N. HOYNE
CHICAGO IL

This instrument was prepared by:
SILVIA RIBEIRO

DEVON BANK
6445 N. WESTERN AVE
CHICAGO IL 60645

96362239

BOX 333-CTI

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EXHIBIT "A"

LEGAL DESCRIPTION

2046-54 WEST HOOD & 6147-49 NORTH HOYNE
CHICAGO, ILLINOIS 60659

LOTS 27 AND 28 IN IRVING H. FLAMM AND OTHERS ADDITION TO NORTH EDGEWATER, A SUBDIVISION OF THAT PART OF THE SOUTH 60 RODS OF THE EAST 65-2/3 RODS OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 6, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF THE CENTER OF NORWOOD STREET (EXCEPT THE WEST 5 ACRES THEREOF AND EXCEPT THE EAST 4 ACRES THEREOF AND EXCEPT THAT PART OF SAID TRACT HERETOFORE DEDICATED FOR PUBLIC STREETS) IN COOK COUNTY, ILLINOIS.

SUBJECT TO: COVENANTS, CONDITIONS AND RESTRICTIONS OF RECORD; PUBLIC AND UTILITY EASEMENTS; EXISTING LEASES AND TENANCIES; SPECIAL GOVERNMENTAL TAXES OF ASSESSMENTS FOR IMPROVEMENTS NOT YET COMPLETED; UNCONFIRMED SPECIAL GOVERNMENTAL TAXES OR ASSESSMENTS; GENERAL REAL ESTATE TAXES FOR THE YEAR 1995 AND SUBSEQUENT YEARS; THE MORTGAGE DATED FEBRUARY 15, 1990 AND RECORDED FEBRUARY 22, 1990 AS DOCUMENT 90084661 MADE BY DEVON BANK, AS TRUSTEE UNDER TRUST AGREEMENT DATED DECEMBER 22, 1989, AND KNOWN AS TRUST NUMBER 5630-0 TO CITICORP SAVINGS OF ILLINOIS TO SECURE A NOTE FOR \$324,000.00; ASSIGNMENT OF RENTS MADE BY DEVON BANK, AS TRUSTEE UNDER TRUST AGREEMENT DATED DECEMBER 22, 1989, AND KNOWN AS TRUST NUMBER 5630-0 TO CITICORP SAVINGS OF ILLINOIS, RECORDED FEBRUARY 22, 1990 AS DOCUMENT 90084661.

PIN: 14-06-120-002

Exempt under provisions of Paragraph M, Section 4,
Real Estate Law of Illinois.
4/20/95 _____
Date Buyer, Seller or Representative

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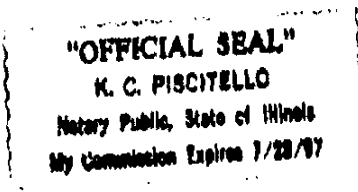
STATEMENT BY GRANTOR AND GRANTEE

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 and hold title to real estate under the laws of the State of Illinois.

Dated APRIL 11, 19 96 Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before me by the
said AGENT
this 11th day of APRIL
19 96.

[Signature]
Notary Public

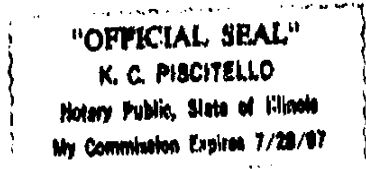


The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois,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

Dated APRIL 11, 19 96 Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me by the
said AGENT
this 11 day of APRIL
19 96.

[Signature]
Notary Public



96362239

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.

[Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]

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MAP SYSTEM

CHANGE OF INFORMATION FORM

INFORMATION TO BE CHANGED

Use this form for name/address desired on real property tax record of Cook County Illinois. It is also to acquire **PROPERTY ADDRESSES** for each PIN in our records.

Such changes must be kept within the space limitations shown. Do Not use punctuation. Allow one space between names and initials, numbers and street names, and unit or apt numbers. **PLEASE PRINT IN CAPITAL LETTERS WITH BLACK PEN ONLY!** This is a **SCANNABLE DOCUMENT - DO NOT XEROX THE FLANK FORM.** All completed **ORIGINAL** forms must be returned to your supervisor or Jim Davenport each day.

If a **TRUST** number is involved, it must be put with the **NAME**. Leave a space between the name and the trust number. A single last name is adequate if you don't have enough room for the full name. **Property index numbers MUST** be included on every form.

PIN:

14 - 06 - 120 - 002 - 0000

NAME

SANDER CAREN

MAILING ADDRESS:

STREET NUMBER **STREET NAME = APT or UNIT**

3420 W BRYN MAWR

CITY

CHICAGO

STATE:

IL

ZIP:

60659 -

PROPERTY ADDRESS:

STREET NUMBER **STREET NAME = APT or UNIT**

2046-54 W HOOD

CITY

CHICAGO

STATE:

IL

ZIP:

60659 -

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