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TRUSTEE'S DEED
IN TRUST

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197033072 70CS330

THIS INDENTURE, made this 19th day of June, 1997, between

GRAND PREMIER TRUST AND INVESTMENT, INC., (k/a Grand National Bank, a National Banking Association duly organized and existing under the National Banking Laws, as Trustee under the provisions of a deed or deeds in trust, duly recorded or registered and delivered to said Bank in pursuance of a trust agreement dated the 14th day of July, 1995, and known as Trust Number 795-3589 party of the first part, and State Bank of Country Side, as T/U/T agreement dated October 4, 1994 and known as

(The above space is for recorder's use only)

Trust number 94-1495

Grantee's Address: 6734 Jolly Road, Countyside, IL 60525

DEPT-01 RECORDING \$25.00
T#0012 TRAN 5611 06/24/97 12:52:00
98945 CG *-97-455828
COOK COUNTY RECORDER

parties of the second part. WITNESSETH, that said part of the first part, in consideration of the sum of TEN AND NO/100(10.00)-----dollars, and other good and valuable considerations in hand paid, does hereby convey and quit claim unto said parties of the second part, the following described real estate, situated in COOK County, Illinois, to-wit:

LOT 59 IN FINAL PLAT OF BUTTERFIELD PLACE SUBDIVISION, BEING A SUBDIVISION OF PART OF THE SOUTH WEST 1/4 OF SECTION 15, TOWNSHIP 35 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO PLAT THEREOF RECORDED JULY 29, 1988 AS DOCUMENT NUMBER LR3727479, IN COOK COUNTY, ILLINOIS.

This conveyance is made pursuant to direction and with authority of deed directly to the Trustee Grantee named herein. The undersigned agree that the additional terms and provisions attached hereto (as page three) shall constitute a part of this Trustee's Deed and are incorporated herein.

Together with the tenements and appurtenances thereunto belonging.

Permanent Real Estate Index No. 31-15-304-021-0000

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

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 as of 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 Trust Officer and attested by its Vice President, the day and year first above written.

GRAND PREMIER TRUST & INVESTMENT INC,
(k/a Grand National Bank) as Trustee as aforesaid

By [Signature]
TRUST OFFICER

Attest [Signature]
AUTHORIZED SIGNER

BOX 333-CTI

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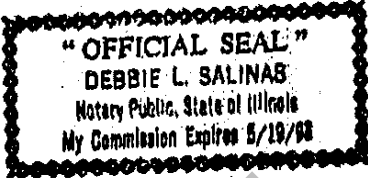
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STATE OF ILLINOIS }
 } SS
COUNTY OF LAKE } .

I, the undersigned, A Notary Public in and for said County, in the state aforesaid,
DO HEREBY CERTIFY THAT David B. DeSalvo, Trust Officer of
GRAND PREMIER TRUST AND INVESTMENT, INC., N.A. and Rick Scalzo
Authorized Signer of Grand National Bank, personally known to me to be the same
persons whose names are subscribed to the foregoing instrument as such Trust Officer
and Authorized Signer, 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 Bank, for the uses and purposes
therein set forth; and the said Trust Officer did also then and there acknowledge that said
Authorized Signer, as custodian of the corporate seal of said Bank, did affix the said
corporate seal of said Bank to said instrument as said Authorized Signer's own free and
voluntary act, and as free and voluntary act of said Bank, for the uses and purposes
therein set forth.



Given under my hand and Notarial Seal this 17th day of June, 1997.

Commission expires 5/19, 1998 Debbie Salinas
Notary Public

This instrument was prepared by Sandy Hodal, 7500 W. Grand Ave., Gurnee, Il.
(Name and Address)

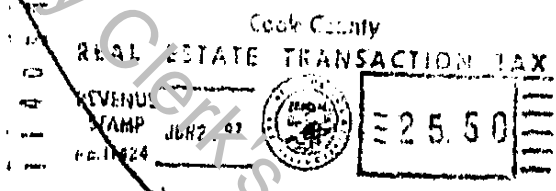
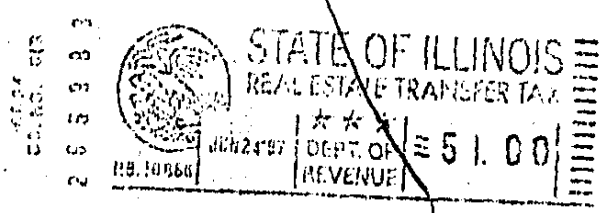
Mall recorded deed to: JOHN C. GRIFFIN 10001 S ROBERTS RD
60051 Larkspur, Matteson, IL 60449 PAROS HILLS, IL 60463

Mall subsequent tax bills to: MAYO ENTERPRISES, INC. 7918 MARQUETTE DR
60051 Larkspur, Matteson, IL 60449 TILLEY PARK IL 60477

Address of Property: 606 S. Larkspur, Matteson, Il. 60443

The above address is for information only and in NOT part of this deed

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

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 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 195 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 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 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 trust, 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, in aforesaid, the intention hereof being to vest in said Grand National Bank the entire legal and equitable title in fee simple, in and to all of the real estate above described.

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.

Registrar's Office

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