

# UNOFFICIAL COPY

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- DEPT-01 RECORDING \$29.00
- T#0012 TRAN 3580 01/02/97 14:41:00
- #5305 CG \*-97-002597
- COOK COUNTY RECORDER

THE ABOVE SPACE FOR RECORDER'S USE ONLY

② 76-43-209 DB JMC/JP

**This Indenture Witnesseth, That the Grantor**

Florence Lerner, *wid.*

9530 Lamon #317 Skokie

of the County of Cook and the State of Illinois for and in consideration of

**Ten Dollars and no/100 (\$10.00)**

and other good and valuable consideration in hand paid Comy and Warrant unto **LaSalle National Trust, N.A.**, a national banking association of 135 South LaSalle Street Chicago, Illinois its successor or successors as Trustee under the provisions of a trust agreement dated the 22nd day of June 19 84 known as Trust Number 108120 the following described real estate in the County of Cook and State of Illinois, to-wit:

(see Exhibit "A" attached hereto and made a part hereof)

**VILLAGE of SKOKIE, ILLINOIS**

**Economic Development Tax  
Skokie Code Chapter 10  
Amount \$ 315  
Tax PAID: Chicago Office**

DEC/23/96

Mail to: Gene Bulnash  
Miller, Forest & Downing, Ltd.  
1275 Milwaukee Ave., Ste. 300  
Glenview IL 60025

Prepared By: Barbara N. Fox 100 N. LaSalle, #1710, Chgo IL 60602  
Property Address: 9530 Lamon, Skokie, IL 60077  
Permanent Real Estate Index No. 10-16-204-020-1057

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To have and to hold the said premises with the appurtenances upon the trusts and for uses and purposes herein and in said trust agreement set forth.

Full power and authority is hereby granted to said trustee to improve, 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 subdivide 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 in 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 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 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 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 trusts, conditions and limitations contained in this indenture and in said trust agreement or in some amendment thereto and binding upon all beneficiaries hereunder, (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 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 cases made and provided.

And the said grantor hereby expressly waives and releases any and all right of 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.

In Witness Whereof, the grantor aforesaid has hereunto set her hand and seal this 23rd day of December 19 96

Florence Lerner  
Florence Lerner by Rosemary Hill P.O.A.

(SEAL)

(SEAL)

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(SEAL)

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## CHICAGO TITLE INSURANCE COMPANY

ORDER NUMBER: 1401 007643207 D2  
STREET ADDRESS: 9430 LAMON  
CITY: SKOKIE COUNTY: COOK  
TAX NUMBER: 10-16-204-020-1057

### LEGAL DESCRIPTION:

#### PARCEL 1:

UNIT NUMBER 317, AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE (HEREINAFTER REFERRED TO AS 'PARCEL'): THAT PART OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 16, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF THE EAST 33 RODS OF SAID NORTHEAST 1/4; THENCE SOUTH 00 DEGREES 03 MINUTES 30 SECONDS WEST ON THE WEST LINE OF SAID EAST 33 RODS OF THE NORTHEAST 1/4, A DISTANCE OF 239.1 FEET; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, A DISTANCE OF 59.83 FEET FOR THE POINT OF BEGINNING OF THE TRACT OF LAND HEREINAFTER DESCRIBED; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST, A DISTANCE OF 189 FEET; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, A DISTANCE OF 66.5 FEET; THENCE SOUTH 75 DEGREES 00 MINUTES 00 SECONDS WEST, A DISTANCE OF 169.08 FEET; THENCE NORTH 15 DEGREES 00 MINUTES 00 SECONDS WEST, A DISTANCE OF 79 FEET; THENCE NORTH 75 DEGREES 00 MINUTES 00 SECONDS EAST, A DISTANCE OF 174.55 FEET; THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS WEST, A DISTANCE OF 23.55 FEET; THENCE NORTH 75 DEGREES 00 MINUTES 00 SECONDS WEST, A DISTANCE OF 174.55 FEET; THENCE NORTH 15 DEGREES 00 MINUTES 00 SECONDS EAST, A DISTANCE OF 79 FEET; THENCE SOUTH 75 DEGREES 00 MINUTES 00 SECONDS EAST, A DISTANCE OF 169.08 FEET; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST, A DISTANCE OF 66.5 FEET, TO THE POINT OF BEGINNING, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM MADE BY HARRIS TRUST AND SAVINGS BANK, AN CORPORATION OF ILLINOIS, AS TRUSTEE UNDER TRUST AGREEMENT DATED MAY 15, 1967 AND KNOWN AS TRUST NUMBER 32766, AND NOT INDIVIDUALLY FILED IN THE OFFICE OF THE REGISTRAR OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NUMBER LR 2654915; TOGETHER WITH AN UNDIVIDED .9882 PERCENT INTEREST IN SAID PARCEL (EXCEPT FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION OF CONDOMINIUM AND SURVEY) IN COOK COUNTY, ILLINOIS

#### PARCEL 2:

EASEMENT FOR PARKING OVER SPACE NUMBER 56, FOR THE BENEFIT OF PARCEL 1, AS SET FORTH IN THE DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, COVENANTS AND RESTRICTIONS DATED OCTOBER 3, 1972 AND FILED IN THE OFFICE OF THE REGISTRAR OF TITLES OCTOBER 17, 1972 AS DOCUMENT NUMBER LR 2654915, AND AS CREATED BY DEED (OR MORTGAGE) FROM HARRIS TRUST AND SAVINGS BANK, A CORPORATION OF ILLINOIS, AS TRUSTEE UNDER TRUST AGREEMENT DATED MAY 15, 1967 AND KNOWN AS TRUST NUMBER 32766 TO HYMAN LEO BRAMSON AND HANNAH BRAMSON, DATED MARCH 10, 1973 AND FILED APRIL 10, 1973 AS DOCUMENT NUMBER LR 2684859, IN COOK COUNTY, ILLINOIS

(CONTINUED)

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## CHICAGO TITLE INSURANCE COMPANY



ORDER NUMBER: 1401 007643207 D2

STREET ADDRESS: 9430 LAMON

CITY: SKOKIE

COUNTY: COOK

TAX NUMBER: 10-16-204-020-1057

### LEGAL DESCRIPTION:

#### PARCEL 3:

EASEMENT APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1, AS SET FORTH IN DECLARATION OF EASEMENTS, COVENANTS AND RESTRICTIONS DATED NOVEMBER 12, 1970 AND FILED IN THE OFFICE OF THE REGISTRAR OF TITLES NOVEMBER 17, 1970 AS DOCUMENT NUMBER LR 2530976 AND AS CREATED BY DEED (OR MORTGAGE) FROM HARRIS TRUST AND SAVINGS BANK, A CORPORATION OF ILLINOIS, AS TRUSTEE UNDER TRUST AGREEMENT DATED MAY 15, 1967 AND KNOWN AS TRUST NUMBER 32766 TO YVAN LEO BRAMSON AND HANNAH BRAMSON DATED MARCH 10, 1973 AND FILED APRIL 10, 1973 AS DOCUMENT NUMBER LR 2684859 FOR INGRESS AND EGRESS, ALL IN COOK COUNTY, ILLINOIS

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