

3532410

EXHIBIT "A"

LEGAL DESCRIPTION

Parcel 1

Lots 21 to 44, both inclusive, in Block 2 in ^{J.M.} Davis Addition to Chicago, being the East 15/16ths of the South 1/2 of the North 1/2 of the South East 1/4 of Section 12, Township 39 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 2

That part of the 16.40 feet north and south vacated alley lying east and adjoining Lots 21 to 32 in Block 2 in Davis Addition to Chicago, being the East 15/16ths of the South 1/2 of the North 1/2 of the South East 1/4 of Section 12, Township 39 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 3

Lots 14 to 24, both inclusive, (except the Southerly 10.0 feet of each of said lots) in the subdivision of Lot 5 in James Morgans Subdivision of that part North of Washington Street of the East 33.81 acres of the South 1/2 of the South East 1/4 of Section 12, Township 39 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois.

Address: 200-204 N.

Artesian

Chicago, IL

PHD - P3

PIN: 16-12-413-051 + 052

Clerk's Office

UNOFFICIAL COPY

TRUSTEE'S DEED



IN TRUST

THE ABOVE SPACE FOR RECORDER'S USE ONLY

3532410

BOOK NO. 018

8 3 3 2 0



STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
DEPT. OF REVENUE
375.00

REAL ESTATE TRANSACTION TAX
375.00



375.00

3532410

70-40-693A-2 Chitto

THIS INDENTURE, made this 1st day of July, 1986, between CHICAGO TITLE 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 company in pursuance of a trust agreement dated the day of July, 1965, and known as Trust Number 48350 party of the first part, and AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO as T/U/T No. 06785703 dated July 1, 1986, 33 North LaSalle Street** party of the second part. WITNESSETH, That said party 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 quitclaim unto said party of the second part, the following described real estate, situated in Cook County, Illinois, to-wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

EXEMPT UNDER PROVISIONS OF PARAGRAPH M, SEC. 200.1-2 (B-6) OR PARAGRAPH M, SEC. 200.1-4 (D) OF THE CHICAGO TRANSACTIONS TAX ACT

7/17/86 [Signature] SELLER, REPRESENTATIVE

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

**Chicago, IL THIS CONVEYANCE IS MADE PURSUANT TO DIRECTION AND WITH AUTHORITY TO CONVEY DIRECTLY TO THE TRUST GRANTEE NAMED HEREIN. THE POWERS AND AUTHORITY CONFERRED UPON SAID TRUST GRANTEE ARE RECITED ON THE REVERSE SIDE HEREOF AND INCORPORATED HEREIN BY REFERENCE.

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 in effect at 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 Assistant Vice President and attested by its Assistant Secretary, the day and year first above written.

CHICAGO TITLE AND TRUST COMPANY As Trustee as aforesaid.

By [Signature] Assistant Vice-President
Attest [Signature] Assistant Secretary



STATE OF ILLINOIS, COUNTY OF COOK } SS. I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY, that the above named Assistant Vice President and Assistant Secretary of the CHICAGO TITLE AND TRUST COMPANY, Grantor, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such Assistant Vice President 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 Company for the uses and purposes therein set forth; and the said Assistant Secretary then and there acknowledged that said Assistant Secretary, as custodian of the corporate seal of said Company, caused the corporate seal of said Company to be affixed to said instrument as said Assistant Secretary's own free and voluntary act and as the free and voluntary act of said Company for the uses and purposes therein set forth.

Given under my hand and Notarial Seal July 17, 1986 Date
[Signature] Notary Public

LEGAL DESCRIPTION AFFECTS PROPERTY OF CT&T 9901 AND OTHER PROPERTY

JUL 18 1986

NAME [Redacted] Nat'l Bank
STREET Hand Trust Dept.
CITY 33 N. LaSalle St.
Chicago, IL 60602
OR
INSTRUCTIONS
RECORDER'S OFFICE BOX NUMBER
TRUSTEE'S DEED (Recorder's) - Non-Joint Tenancy

FOR INFORMATION ONLY
INSERT STREET ADDRESS OF ABOVE DESCRIBED PROPERTY HERE
200-204 North Artesian
Chicago, IL
THIS INSTRUMENT WAS PREPARED BY:
THOMAS V. SZYMZYK
PIN: 16-12-413-051-0000
16-12-413-052-0000

UNOFFICIAL COPY

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 futuro, and upon any term 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 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, 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 it, his or their predecessor in trust.

The interest of each and every beneficiary hereunder and of all persons claiming under this 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 case made and provided.

CHICAGO TITLE REG.
 7040-093
 12/18/86
 Submitted by 3532410
 With Trust
 H. H. H. H.
 Approved
 Age of Certificate
 Registered by 3532410
 Date of Registration
 Registered by 3532410

990161
1910/161
REGISTERED
IN CHICAGO

JUL 18 3 20 PM '86
3532410