

UNOFFICIAL COPY

EXHIBIT A

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 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 IN TRUST DELIVERED TO SAID TRUSTEE IN PURSUANCE OF THE TRUST AGREEMENT ABOVE MENTIONED.

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, 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 in futuro, and upon any terms and for any period or periods of time, not exceeding in the case of any single lease the term of 199 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 hereof 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 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.

3606269

County Clerk's Office

UNOFFICIAL COPY 3606259

This Instrument made this 30th day of October, A. D. 19 86,

between LA SALLE NATIONAL BANK, a national banking association, Chicago, Illinois, as Trustee under the provisions of a Deed or Deeds in Trust, duly recorded and delivered to said Bank in pursuance of a trust agreement dated the 11th day of May 19 50, and known as Trust Number 12441, party of the first part, and Pioneer Bank and Trust Company, as Trustee under a Trust Agreement dated February 10, 1941 and known as Trust No. 4675, parties of the second part.

(Address of Grantee(s)) 4000 West North Avenue, Chicago, Illinois

WITNESSETH, that said party of the first part, in consideration of the sum of TEN AND NO/100 Dollars (\$ 10.00),

and other good and valuable considerations in hand paid, does hereby grant, sell and convey unto said parties of the second part, the following described real estate, situated in Cook County, Illinois, to wit:

The Northerly two (2) feet of Lot One (1) in Block Seven (7) in Nixon and Prassas' Lincoln and Peterson Avenue Addition to North Edgewater in the Northwest one quarter (1/4) of Section One (1), Township Forty (40) North, Range Thirteen (13) East of the Third (3rd) Principal Meridian in Cook County, Illinois.

EXEMPT FROM TAXATION UNDER THE PROVISIONS OF PARAGRAPH B, SECTION 4 OF THE ILLINOIS REAL ESTATE TRANSFER TAX ACT PARAGRAPH B, SECTION 4 OF THE COOK COUNTY TRANSFER TAX ORDINANCE AND SUBPARAGRAPH (b) OF SECTION 200 OF THE CHICAGO TRANSACTION TAX ORDINANCE.

4887 Oaklawn Avenue, Chicago, Ill.

SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF.

together with the tenements and appurtenances thereunto belonging.

Permanent Real Estate Index No. 13-01-124-038-0000 CFJ

TO HAVE AND TO HOLD the same unto said parties of the second part not in tenancy in common, but in joint tenancy, and to the proper use, benefit and behoof of said parties of the second part forever.

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 before of record in said county affecting said real estate or any part thereof given to secure the payment of money and remaining unreleased 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.

ATTEST: [Signature] Assistant Secretary

LaSalle National Bank as Trustee as aforesaid, by [Signature] Assistant Vice President

This instrument was prepared by: Franklin L. Friedman, Esq. 180 North LaSalle Street Chicago, Illinois 60601

La Salle National Bank Real Estate Trust Department 135 S. La Salle Street Chicago, Illinois 60690

4/8/87 Description affects property on ATF 633763 and other property on

3606259

UNOFFICIAL COPY

STATE OF ILLINOIS
COUNTY OF COOK

vs:

I, Victor Smolter, a Notary Public in and for said County,

in the State aforesaid, DO HEREBY CERTIFY that

William H. Dillon
Assistant Vice President of LA SALLE NATIONAL BANK, and
Assistant Secretary thereof, 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
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 said Assistant Secretary did also then and there acknowledge
that he as custodian of the corporate seal of said Bank did affix said corporate seal of said Bank to said
instrument as his 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 17th day of Nov A.D. 1986.

Victor Smolter
NOTARY PUBLIC

5-22-88

My Commission Expires on _____

AFTER RECORDING MAIL TO:

~~XXXXXXXXXXXXXXXXXXXXXXXXXXXX~~
~~XXXXXXXXXXXXXXXXXXXXXXXXXXXX~~
~~XXXXXXXXXXXXXXXXXXXXXXXXXXXX~~
~~XXXXXXXXXXXXXXXXXXXXXXXXXXXX~~

Frank Friedman, Esq.
Greenberger, Krauss & Jacobs, Chtd.
130 North LaSalle Street
Chicago, IL. 60601

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639103

1987 APR -8 PM 3:58

HARRY (85) YOUHILL
REGISTRATION DIVISION

06269

Age of Grantee 3509

Address _____

Husband _____

Wife _____

Submitted by _____

Address _____

Deliver Not. certif. to _____

Remainder to _____

Sig. Card _____
CIAYEYVE

6928092

Mailed to
Frank Friedman
130 N. LaSalle St.
Suite 2700
Chicago, IL 60601

Box No. _____

TRUSTEE'S DEED

ADDRESS OF PROPERTY

LaSalle National Bank

TRUSTEE TO

PIONEER BANK AND TRUST COMPANY,
as Trustee under Trust Agreement
dated February 10, 1941 and known
as Trust No. 4675

LaSalle National Bank

135 South La Salle Street
CHICAGO, ILLINOIS 60690