

3716260

This Indenture Witnesseth That the Grantor LESKER REALTY & BUILDER, INC., a Corporation created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois

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

TEN (\$10.00) Dollars, and pursuant to authority given by the Board of Directors of said corporation and other good and valuable consideration in hand paid/Conveys and Warrant's unto FIRST NATIONAL

BANK OF NORTHBROOK, a national banking association, of 1300 Meadow, Northbrook, Illinois, its successor or successors as Trustee under the provisions of a trust agreement dated the 1st day of June 1988 known

as Trust Number 409 the following described real estate in the County of Cook

and State of Illinois, to-wit: The East 66 feet of Lot 9 in Block 15 in Des Plaines Manor Tract Number Two, in the West half of Section 17, Township 41 North, Range 12, East of the Third Principal Meridian, according to the plat thereof recorded July 14, 1911 as Document No. 4793564, in Cook County, Illinois. Commonly known as 876 Woodlawn Avenue, Des Plaines, Illinois 60016-3234 Subject to real estate taxes for the year 1987 and subsequent years.

Permanent Real Estate Index No. 09 17-303-019-0000

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 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 fee, 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 any part thereof, shall be conveyed, contracted to be sold, leased or mortgaged by said trustee, shall be bound 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 conveyance, lease, mortgage or other instrument executed by said trustee in relation to said real estate shall be conclusive evidence of the validity of any instrument relying upon or claiming under any such conveyance, lease or other instrument, (a) that at the time of the execution of 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.

And the said grantor hereby expressly waive and release any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of home-lands from sale on execution or otherwise.

In Witness Whereof, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Secretary, this 9th day of June 1988

LESKER REALTY & BUILDER, INC. (NAME OF CORPORATION) By Ronald J. Lesker (President) Attest: Regina T. Lesker (Secretary)

This Instrument prepared by: Kenneth M. Zak, P.C. 4758 N. Milwaukee Avenue, Chicago, Illinois 60630

IMPRESS CORPORATE SEAL HERE

Resubdivided Woodlawn Ave

Des Plaines

COOK COUNTY CLERK OF COURTS REAL ESTATE TRANSFER TAX DIVISION

COOK COUNTY REAL ESTATE TRANSACTION TAX RECEIPT

3716260

UNOFFICIAL COPY

Deed in Trust

WARRANTY DEED

ADDRESS OF PROPERTY

876 Woodlawn Avenue

Des Plaines, Illinois 60016-3234

TO
FIRST NATIONAL BANK
OF NORTHBROOK

TRUSTEE

1300 Meadow Road
Northbrook, Illinois 60062

1/19/88
PROPERTY

371626D

371626D

Age of Grantee

Legal

Address

Husband

Wife

Submit

Add

Deliver

Remain

Sig. Card

371626D

Stack

1st National Bank

of Northbrook

1300 Meadow Rd.

Northbrook, IL

60062

NOTARY PUBLIC
Kenneth M. Zek
My Commission Expires 07/30/90

IMPRESS
NOTARIAL SEAL
HERE

corporation, and Regina T. Lesker personally known to me to be the Secretary of said corporation, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such President and Secretary, they signed and delivered the said instrument as President and Secretary of said corporation, and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority, given by the Board of Directors of said corporation as their free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth. (Given under my hand and official seal, this 9th day of June 1988)

March 12 1990

NOTARY PUBLIC

Kenneth M. Zek

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 Ronald J. Lesker President of the Lesker Realty & Builder, Inc.,