

UNOFFICIAL COPY

AFFIDAVIT OF LATE DELIVERY

I the undersigned do hereby state and swear on oath as follows:

1. That I am the attorney for the Grantee in a Trustee's deed dated May 31, 1989 from Harris Trust and Savings Bank Trust 33997 conveying title to a certain parcel of real estate located at approximately 9329 S. Octavia Ave., Bridgeview, IL and legally described as follows:

The North Half (1/2) of Lot Twenty-three (23), Lot Twenty-five (25), and the South Half (1/2) of Lot Twenty-six (26), in Robert Bartlett's 95th and Harlem Acres, being a Subdivision of Part of the Southeast Quarter (1/4) of the Southeast Quarter (1/4) of Section 1, Township 37 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois, according to the Plat thereof registered as Document No. 701600.

2. That upon receiving said deed I inadvertently placed it in a file.

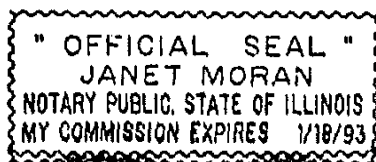
3. That at all times said deed was in my exclusive possession and control and in that of no other.

4. That I make this Affidavit to induce The Registrar of Titles to waive any objections as to stale date of delivery.

5. Now, therefore, affiant and his successors at all times shall indemnify and save harmless, the Registrar of Titles, Cook County, Illinois, against all loss or damage to him arising by reason of delay in registration of this deed and the Registering of same on the Torrens Certificates of Title 1090589 & 1095503 and in relation to premises described therein, and all costs, charges, damages and expenses, and all claims and demands of every kind and nature, actions, causes of action, suits and controversies, whether groundless or otherwise arising therefrom.

Edward G. Schussler

Edward G. Schussler
GIERACH, SCHUSSLER & WALSH, LTD.
Attorneys at Law
9400 S. Cicero, Suite 302
Oak Lawn, IL 60453
(708) 424-1600



Subscribed and Sworn to
before me this 9th day of
January 1991

Janet Moran
Notary Public

UNOFFICIAL COPY

[Faint, illegible text from a document, possibly a contract or legal agreement, is visible in the background. The text is mostly obscured by the watermark and is difficult to read.]

Property of Cook County Clerk's Office

TRUSTEE'S DEED

The above space for recorder's use only

UNOFFICIAL COPY

The Grantor, Harris Trust and Savings Bank, a corporation of Illinois, and duly authorized to accept and execute trusts within the State of Illinois, not personally, but solely as Trustee under the provisions of a Deed or Deeds in Trust duly recorded and delivered to said bank in pursuance of a certain Trust Agreement dated the 5th day of February, 1970, AND known as Trust Number 33997, in consideration of Ten and No/100ths Dollars (\$10.00), and other good and valuable consideration in hand paid, conveys and quit claims to WORTH BANK & TRUST, as trustee under trust agreement dated January 14, 1974, known as Trust No. 1173

of (Address of Grantee) 6825 West 111th Street, Worth, Illinois 60482

the following described real estate in 33997 Cook County, Illinois:

The North Half (1/2) of Lot Twenty-three (23), Lot Twenty-five (25), and the South Half (1/2) of Lot Twenty-six (26), in Robert Bartlett's 95th and Harlem Acres, being a Subdivision of part of the Southeast Quarter (1/4) of the Southeast Quarter (1/4) of Section 1, Township 37 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois, according to the Plat thereof registered as Document No. 701600.

P.I.N. 23-01-02-042, 23-01-412-021, 23-01-412-020, 23-01-312-019

Common Address: None, vacant property

ALL OF THE TERMS AND PROVISIONS CONTAINED ON THE REVERSE SIDE HEREOF ARE INCORPORATED HEREIN AND MADE A PART HEREOF; AND THE GRANTOR, TRUSTEE, IS EMPOWERED BY ITS TRUST AGREEMENT TO MAKE THIS CONVEYANCE TO THE GRANTEE, TRUSTEE.

IN WITNESS WHEREOF, Grantor has caused its corporate seal to be hereunto affixed, and name to be signed by its Vice President and attested by its Assistant Secretary, this 31st day of May, 1989.

HARRIS Trust and Savings BANK as Trustee as aforesaid, and not personally,

BY: [Signature] Vice President

ATTEST: [Signature] Assistant Secretary

STATE OF ILLINOIS,)
COUNTY OF COOK) SS.

"OFFICIAL SEAL"
Catherine Murphy
Notary Public, State of Illinois
My Commission Expires 3/6/92

I, the undersigned, a Notary Public in and for the County and State of Illinois, DO HEREBY CERTIFY, that the above named Vice President and Assistant Secretary of the HARRIS TRUST AND SAVINGS BANK, Grantor, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such 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 Bank 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 Bank caused the corporate seal of said Bank 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 Bank for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 27th day of June, 1989

[Signature]
NOTARY PUBLIC

DELIVERY

EDWARD G. SCHUSSLER
GIERACH, SCHUSSLER & WALSH, LTU.
Attorneys at Law
8400 S. CIGERO AVE. STE. 302
OAK LAWN NATIONAL BANK BLDG.
OAK LAWN, IL 60453

FOR INFORMATION ONLY INSERT
STREET ADDRESS OF ABOVE
DESCRIBED PROPERTY HERE

INSTRUCTIONS OR
RECORDER'S OFFICE BOX NUMBER

This instrument was prepared by

Catherine Murphy

HARRIS TRUST AND SAVINGS BANK
111 West Monroe Street
Chicago, Illinois 60690

Hand Del off attached
Description affects prop. on 1090589 + 10905503 + 1090589 + 1-11-91 km

This space for revenue stamps

3937638

Section 4
Buyer, Seller or Representative
Date
Exempt under provisions of Paragraph
Real Estate Transfer Tax Act.

DOCUMENT NUMBER

UNOFFICIAL COPY

NOV 11 PM 2: 01
JAMES MOSELEY BRAUN
REGISTRAR OF TITLES

139376338
IN DUPLICATE

139376338
139376338
139376338

(M2)

Giannotti, Schuster
9400 Cicero Ave
Oaklawn, Ill 60457

3937638
Satorio

Full power and authority is hereby granted to said trustee to improve, lease, 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 future, and upon any terms and for any period or periods of time, not exceeding in the case of any single lease 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 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, 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 predecessors 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 case 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 homesteads from sale on execution or otherwise.

Deputy Clerk's Office