

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, 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 real estate 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 real estate, or any part thereof, to lease said real estate, or any part thereof, from time to time, in possession or reversion, by leases to commence in praesenti 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 reversion and to contract respecting the manner of fixing the amount of present or future rentals, to partition or to exchange said real estate, 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 real estate or any part thereof, and to deal with said real estate 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, or any successor in trust, in relation to said real estate, or to whom said real estate or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said trustee, or any successor in trust, be obliged to see to the application of any purchase money, rent, or money borrowed or advanced on said real estate, or be obliged to see that the terms of this trust have been complied with, or be obliged to inquire into the authority, 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, or any successor in trust, in relation to said real estate shall be conclusive evidence in favor of every person (including the Registrar of Titles of said county) 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 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 all amendments thereof, if any, and binding upon all beneficiaries thereunder, (c) that said trustee, or any successor in trust, was fully 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 under said trust agreement 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, the intention hereof being to vest in said grantee the entire legal and equitable title in fee simple, in and to all of the real estate above described.

If the title to any of the above real estate 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.

The capacities in which the Grantor is executing this deed is as sole surviving Trustee under a trust agreement dated April 15, 1979 and known as trust #101 and also as sole surviving Trustee under a trust agreement dated May 3, 1979 and known as trust #FE-186. 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 being recited above.

This conveyance is made by ANNAMAE FRANKS as sole successor trustee to the trust described on the first page hereof, JAMES FRANKS having died on January 28, 2000 as is evidenced by a copy of a death certificate attached hereto as Exhibit "1".

SEND SUBSEQUENT TAX BILLS TO: KATHRYN WEHLING, TRUSTEE
2047 Cedar Road
Homewood, IL 60430

EXHIBIT

I HEREBY CERTIFY THAT the foregoing is a true and correct copy of the death and record for the decedent named in item 1 and that this record was established and filed in my office in accordance with the provisions of the Illinois statutes relating to the registration of births, stillbirths, and deaths.

DATE February 1, 2000
 At Cook County Dept. of Public Health
 1010 Lake Street
 Oak Park, IL 60301

SIGNED Carole P. Compton
 Official Title Chief Deputy Registrar

MEDICAL CERTIFICATE OF DEATH

REGISTRATION DISTRICT NO. 1610

STATE OF ILLINOIS

DEATH NUMBER

DECEASED NAME James Franks SEX Male DATE OF DEATH January 28, 2000

COUNTY OF DEATH Cook AGE LAST BIRTHDAY (mm/dd/yyyy) 86 DATE OF BIRTH (mm/dd/yyyy) September 6, 1913

CITY, TOWN, TWP, OR ROAD DISTRICT NUMBER 2047 Cedar Road HOSPITAL OR OTHER INSTITUTION (name of hospital, one street address) None

1. Homeewood 2. Annamae Kuhn 3. Annamae Kuhn

4. Palos, IL 5. Married 6. Annamae Kuhn

7. 335 07, 0248 8. Farming 9. Own Farm

10. 2047 Cedar Rd. 11. Homeewood 12. 12

13. Illinois 14. White 15. Yes

16. Leo 17. Franks 18. Jane

19. Annamae 20. Franks 21. Heatherwick

22. Annamae 23. Franks 24. 2047 Cedar Road Homeewood, IL

25. Annamae 26. Franks 27. 2047 Cedar Road Homeewood, IL

28. Annamae 29. Franks 30. 2047 Cedar Road Homeewood, IL

31. Annamae 32. Franks 33. 2047 Cedar Road Homeewood, IL

34. Annamae 35. Franks 36. 2047 Cedar Road Homeewood, IL

37. Annamae 38. Franks 39. 2047 Cedar Road Homeewood, IL

40. Annamae 41. Franks 42. 2047 Cedar Road Homeewood, IL

43. Annamae 44. Franks 45. 2047 Cedar Road Homeewood, IL

46. Annamae 47. Franks 48. 2047 Cedar Road Homeewood, IL

49. Annamae 50. Franks 51. 2047 Cedar Road Homeewood, IL

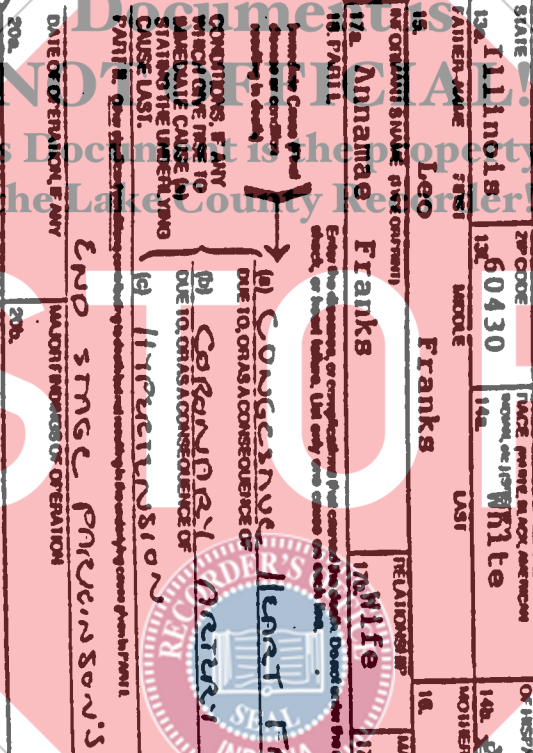
52. Annamae 53. Franks 54. 2047 Cedar Road Homeewood, IL

55. Annamae 56. Franks 57. 2047 Cedar Road Homeewood, IL

58. Annamae 59. Franks 60. 2047 Cedar Road Homeewood, IL

61. Annamae 62. Franks 63. 2047 Cedar Road Homeewood, IL

64. Annamae 65. Franks 66. 2047 Cedar Road Homeewood, IL



CONDITIONS, IF ANY WHICH GAVE RISE TO DEATH OR CAUSE (IN STATING THE UNDERLYING CAUSE LAST)

CONGESTIVE HEART FAILURE

CORONARY ARTERY DISEASE

HYPERTENSION

END STAGE PREVIOUS'S DISEASE

20a. DATE OF OPERATION None 20b. MAJOR SURGERY OF OPERATION None

21a. HOURS OF DEATH 11:55 P.M. 21b. DATE STOKED 1-29-00

22a. SIGNATURE Carole P. Compton 22b. ILLINOIS LICENSE NUMBER 036085404

23a. NAME OF ATTENDING PHYSICIAN Dr. M. Maccone 23b. OTHER PHYSICIAN None

24a. FUNERAL CREATION None 24b. FUNERAL DIRECTOR None

25a. FUNERAL HOME Hack Funeral Home 25b. CITY AND NUMBER ON R.D. 753 Hodges St. Beecher

26a. REGISTRAR Carole P. Compton 26b. ILLINOIS LICENSE NUMBER 034-008334

27a. REGISTRAR Carole P. Compton 27b. ILLINOIS LICENSE NUMBER 034-008334

28a. REGISTRAR Carole P. Compton 28b. ILLINOIS LICENSE NUMBER 034-008334