

UNOFFICIAL COPY



COOK COUNTY, ILLINOIS  
FILED FOR RECORD

21 485 739

RECORDED BY DEEDS

DEED IN TRUST  
MAY 20 1971 12 26 PM

21485739

Form 359 R 1/70 Quit Claim The above space for recorder's use only

THIS INDENTURE WITNESSETH, That the Grantor  
**MARGARET C. CORDIAL, a spinster,**  
of the County of **Cook** and State of **Illinois** for and in consideration  
of **Twenty and No/100 (\$10.00)** Dollars, and other good  
and valuable considerations in hand paid, Conveys and Quit Claims unto the **CHICAGO TITLE  
AND TRUST COMPANY**, a corporation of Illinois, whose address is **111 West Washington Street,  
Chicago, Illinois 60602**, as Trustee under the provisions of a trust agreement dated the **29th**  
day of **March** **1971**, known as Trust Number **56938** the following described real  
estate in the County of **Cook** and State of Illinois, to-wit:

**Lots 27 and 28 in Block 3 in HOSMER AND FENN'S SUBDIVISION  
of the North Half of the Southwest Quarter of the Northwest  
Quarter of Section 20, Township 38 North, Range 14, East of  
the Third Principal Meridian, in COOK COUNTY, ILLINOIS.**

5.00

TO HAVE AND TO HOLD the said premises with the appurtenances upon to trust and for the uses and purposes hereinafter in said trust agreement set forth.  
Full power and authority is hereby granted to said trustee to improve, maintain, protect and subdivide said premises or any part thereof, to dedicate parks, streets, highways and alleys and to vacate any subdivision or part thereof, and to redivide said property as often as desired, to contract to sell, to grant options to purchase, to sell on any terms, to convey 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 any 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 the present or future, and upon any terms and for any period or periods of time, not exceeding in the case of any single demise the term of five (5) 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, in 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 appertaining 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 and 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, (c) that the instrument 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 each 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 the, 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 the earnings, avails and proceeds arising from the sale or other disposition of said real estate, and such interest is hereby declared to be general 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 waives, releases, surrenders, 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.

In Witness Whereof, the grantor, aforesaid has hereunto set her hand and seal this 29th day of March, 1971.

Margaret C. Cordial (Seal)  
MARGARET C. CORDIAL (Seal)

State of **Illinois** the undersigned  
County of **Cook** SS. **Margaret C. Cordial, a spinster,**  
personally known to me to be the same person, whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.  
Given under my hand and notarial seal this 19th day of May, 1971.  
Ruth M. Witzke  
Notary Public

MAY 20 60-29-885

This space for affixing Return and Revenue Stamp

NO TAXABLE CONSIDERATION

21 485 739

After recording return to:  
Chicago Title and Trust Company  
Box 539

Deliver to  
Escrow 2nd floor  
BOX 539

For information only insert street address of above described property.

END OF RECORDED DOCUMENT