

60-39-315
Lot H
21 566 929

60-39-315 H
368-5

This I do hereby Witnesseth, That the Grantor, _____

MARCIA D. EVANS, a Spinster

of the County of Cook and State of Illinois, for and in consideration of the sum of Ten and other good and valuable consideration Dollars (\$ 10.00), in hand paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged, Convey S and Warrant S unto CENTRAL NATIONAL BANK IN CHICAGO, a corporation duly organized and existing as a national banking association under the laws of the United States of America, and duly authorized to accept and execute trusts within the State of Illinois, as Trustee under the provisions of a certain Trust Agreement, dated the 21st day of May 19 71, and known as Trust Number 18258 the following described real estate in the County of Cook and State of Illinois, to-wit:

SEE ATTACHED



A parcel of land, being a part of the following described tracts of land, taken as one piece comprising: (A) Lot 11 (Except the East 31 feet of the North 71.905 Feet thereof, Also except the North 13.405 feet of said Lot 11 lying West of the East 31 feet thereof) Lots 12, 13, 14 and 15 and the vacated 10 foot alley lying West of and adjoining Lots 12 through 15 and Lot 11 (Except the North 13.405 feet thereof) in Block 2 in Davis' Subdivision of Block 3 of Lyman, Larned and Woodbridge's subdivision of the East 1/2 of the North West 1/4 and the North West 1/4 of the North East 1/4 of Section 11, Township 38 North, Range 14 East of the Third Principal Meridian (B) Lots 1 and 2 together with the vacated 16 Foot Alley lying north of and adjoining said lot 1 in Mary E. Noble's Subdivision of Lots 16 to 20, inclusive in Block 2 of Davis' subdivision aforesaid (C) Lots 1, 2, 3, 4, and 5 in Snyder's subdivision of Lot 3 in Mary E. Noble's Subdivision aforesaid - said parcel being described as follows:

Commencing at the South East Corner of said tract, thence West on the South Line of Said Tract, 21.05 Feet to the Point of Beginning; THENCE

West on the South Line of said tract, 19.90 feet; thence North parallel to the East line of said tract, 78.32 feet; thence East parallel to the South line of said tract, 19.90 feet; thence South parallel to the East line of said tract, 78.32 feet to the Point of Beginning.

No Taxable Consideration

21 566 929

OF THE... EXCEEDED... BY... OF THE... EXCEEDED... BE... OF THE... OF THE...

Property of

SUBJECT TO

TO HAVE AND TO HOLD the said real estate with the appurtenances, upon the trusts, and for the 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 real estate or any part thereof, to dedicate parks, streets, highways or alleys and to subdivide any subdivision or part thereof, and to redivide said real estate 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 present or in 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 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 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 all amendments thereof, if any, and binding upon all beneficiaries thereunder, (c) that said Trustee, or any successor in trust, 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.

This conveyance is made upon the express understanding and condition that neither Central National Bank in Chicago, individually or as Trustee, nor its successor or successors in trust shall incur any personal liability or be subjected to any claim, judgment or decree for anything it or they or its or their agents or attorneys may do or omit to do in or about the said real estate or under the provisions of this Deed or said Trust Agreement or any amendment thereto, or for injury to person or property happening in or about said real estate, any and all such liability being hereby expressly waived and released. Any contract, obligation or indebtedness incurred or entered into by the Trustee in connection with said real estate may be entered into by it in the name of the then beneficiaries under said Trust Agreement or their attorney-in-fact, hereby irrevocably appointed for such purposes, or at the election of the Trustee, in its own name, as Trustee of said persons, joint and not individually (and the Trustee shall have no obligation whatsoever with respect to any such contract, obligation or indebtedness except only so far as the trust property and funds in the actual possession of the Trustee shall be applicable for the payment and discharge thereof) and persons and corporations whomsoever and whatsoever shall be charged with notice of this condition from the date of the filing for record of this Deed.

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 any 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 Central National Bank in Chicago 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.

And the said grantor hereby expressly waives, surrenders and releases, and in full and final discharge, 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 21st day of May 1971

Address of Grantee: CENTRAL NATIONAL BANK IN CHICAGO 120 South La Salle Street Chicago, Illinois 60603

21 506 379

Maria D. Byrne [SEAL]

UNOFFICIAL COPY

STATE OF ILLINOIS

COUNTY OF COOK

ss.

I, JUDI LODDING

a Notary Public in and for said County, in the State aforesaid, do hereby certify that

MARCIA D. EVANS, 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 21st day of May A. D. 19 71

Judi Lodding

My commission expires May 15, 1972



COOK COUNTY, ILLINOIS
FILED FOR RECORD

Jul 30 '71 3 00 PM

William R. Olsen
RECORDS & DEEDS

21566929

BOX 533

Deed in Trust

WARRANTY DEED

TO
CENTRAL NATIONAL BANK
IN CHICAGO
TRUSTEE

Return to:

HYDE PARK FEDERAL
Savings and Loan Association
5250 South Lake Park Ave.
Chicago, Illinois 60615

BOX 533

LN# 13508

333

NO

ILL. SEC. STAT. 4701

332 / NO

EXHIBIT "A"

A parcel of land, being a part of the following described tracts of land, taken as one piece, comprising: (A) Lot 11 (except the East 31 feet of the North 21.903 feet thereof, also except the North 13.405 feet of said Lot 11 lying West of the East 31 feet thereof), Lots 12, 13, 14 and 15 and the vacated 10 foot alley lying West of and adjoining Lots 12 thru 15 and Lot 11 (except the North 13.405 feet thereof) in Block 2 in Davis' Subdivision of Block 3 of Lyman, Larned & Woodbridge's Subdivision of the East 1/2 of the Northwest 1/4 and the Northwest 1/4 of the Northeast 1/4 of Section 11, Township 38 North, Range 14 East of the Third Principal Meridian; (B) Lots 1 and 2 together with the vacated 16 foot alley lying North of and adjoining said Lot 1 in Mary E. Noble's Subdivision of Lots 16 to 20, inclusive, in Block 2 of Davis' Subdivision, aforesaid. (C) Lots 1, 2, 3, 4 and 5 in Snyder's Subdivision of Lot 3 in Mary E. Noble's Subdivision, aforesaid - said parcel being described as follows:

Commencing at the Southeast corner of said tract, thence West on the South line of said tract, 21.05 feet to the place of beginning; thence West on the South line of said tract, 19.90 feet; thence North parallel to the East line of said tract, 78.32 feet; thence East parallel to the South line of said tract, 19.90 feet; thence South parallel to the East line of said tract, 78.32 feet to the place of beginning.

Printed in (Minnesota)

21 586 929

UNOFFICIAL COPY

SUBJECT TO: Taxes for the year 1971 and subsequent years; buildings lines, easements, covenants, restrictions and conditions of record; zoning and building laws and ordinances.

ALSO SUBJECT TO: Declaration of Easements and Covenants by grantor dated the 4th day of June, 1970, and recorded in the Office of the Recorder of Deeds, Cook County, Illinois, as Document No. 2118716, which is incorporated herein by reference thereto. Grantor grants to the grantees, their heirs and assigns, as easements appurtenant to the premises hereby conveyed the easements created by said Declaration for the benefit of the owners of the parcels of realty herein described. Grantor reserves to itself, its successors and assigns, as easements appurtenant to the remaining parcels described in said Declaration, the easements thereby created for the benefit of said remaining parcels described in said Declaration and this conveyance is subject to the said easements and the right of the grantor to grant said easements in the conveyance and mortgages of said remaining parcels or any of them, and the parties hereto, for themselves, their heirs, successors and assigns, covenant to be bound by the covenants and agreements in said document set forth as covenants running with the land.

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21-536-929

END OF RECORDED DOCUMENT