

DEED IN TRUST

60-55-573 C
21 680 303

The above space for recorder's use only

THIS INDENTURE WITNESSETH, THAT THE GRANTOR, ARLENE JEZ, a Spinster
of the County of Cook and State of Illinois, for and in consideration
of the sum of TEN Dollars (\$ 10.00),
in hand paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged, Convey
and ~~convey~~ unto AMALGAMATED TRUST & SAVINGS BANK, an Illinois banking corporation as Trustee under
the provisions of a certain Trust Agreement, dated the 4th
day of October 19 71, and known as Trust Number 2253, the following
described real estate in the County of Cook and State of Illinois to wit:
Street address:
Legal description:

700

PARCEL 1:

THE WEST 1/2 OF THE SOUTH EAST 1/4 AND THE SOUTH EAST 1/4 OF THE SOUTH
EAST 1/4 OF SECTION 5, TOWNSHIP 37 NORTH, RANGE 12 EAST OF THE THIRD
PRINCIPAL MERIDIAN (EXCEPT THAT PART DEDICATED FOR HIGHWAY BY INSTRUMENT
RECORDED OCTOBER 26, 1922 AS DOCUMENT NUMBER 7693370 IN BOOK 170, PAGE 46;
ALSO EXCEPTING THAT PART BEGINNING AT A POINT IN THE WEST LINE OF THE
SOUTH EAST 1/4 OF SAID SECTION 5 THAT IS 117.29 FEET SOUTH OF THE NORTH
WEST CORNER OF THE SOUTH EAST 1/4 AFORESAID; THENCE SOUTH EASTERLY ALONG A
LINE FORMING AN ANGLE OF 47 DEGREES 49 MINUTES TO THE LEFT FROM THE SAID
WEST LINE OF THE SAID SOUTH EAST 1/4 EXTENDED, SOUTH 140.75 FEET TO A POINT
IN THE NORTH WESTERLY LINE OF ILLINOIS STATE HIGHWAY ROUTE 4A (ARCHER
AVENUE); THENCE SOUTH WESTERLY ALONG THE SAID NORTH WESTERLY LINE OF SAID
HIGHWAY, 142.68 FEET TO A POINT IN THE SAID WEST LINE OF THE SAID SOUTH
EAST 1/4; THENCE NORTH ALONG THE SAID WEST LINE OF THE SAID SOUTH EAST 1/4,
202.29 FEET TO THE POINT OF BEGINNING; AND ALSO EXCEPTING THAT PART
FALLING WITHIN THE FOLLOWING:
THAT PART OF THE SOUTH EAST 1/4 AND THE NORTH EAST 1/4 OF SECTION 5,
TOWNSHIP 37 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN AS
HEREINAFTER DESCRIBED; BEGINNING AT A POINT IN THE WEST LINE OF THE SAID
NORTH EAST 1/4 OF SAID SECTION 5, THAT IS 81.09 FEET NORTH OF THE SOUTH
WEST CORNER THEREOF; THENCE NORTH ALONG THE SAID WEST LINE OF SAID NORTH
EAST 1/4, 378.91 FEET TO A POINT; THENCE SOUTH 54 DEGREES 29 MINUTES 50
SECONDS EAST, 353.41 FEET TO A POINT; THENCE SOUTH 45 DEGREES 31 MINUTES 10
SECONDS WEST 194.39 FEET TO A POINT; THENCE SOUTH 44 DEGREES 28 MINUTES 50
SECONDS EAST, 170.00 FEET TO A POINT IN THE SOUTH LINE OF THE SAID NORTH
EAST 1/4, THAT IS 268.15 FEET EAST OF THE SAID SOUTH WEST CORNER THEREOF;
THENCE SOUTH 89 DEGREES 25 MINUTES EAST, ALONG THE SAID SOUTH LINE OF THE
SAID NORTH EAST 1/4, 38.61 FEET TO A POINT IN THE NORTH WESTERLY RIGHT OF
WAY LINE OF ILLINOIS STATE HIGHWAY ROUTE NUMBER 4A (ARCHER AVENUE); THENCE
SOUTH WESTERLY ALONG THE SAID NORTH WESTERLY LINE OF SAID HIGHWAY, 154.69
FEET TO A POINT; THENCE NORTH 45 DEGREES 33 MINUTES WEST, 161.86 FEET TO A
POINT IN THE NORTH LINE OF THE SAID SOUTH EAST 1/4, THAT IS 83.54 FEET
EASTERLY FROM THE NORTH WEST CORNER THEREOF; THENCE CONTINUING NORTH 45
DEGREES 33 MINUTES WEST 117.02 FEET TO THE POINT OF BEGINNING; ALSO
EXCEPTING THAT PART OF THE NORTH WEST 1/4 OF THE SOUTH EAST 1/4, NORTH
EASTERLY OF CENTER LINE OF ROAD BEING ALSO THE SOUTH WESTERLY LINE OF
CONVEYANCE OF FOREST PRESERVE DISTRICT BY DEED RECORDED AS DOCUMENT
NUMBER 6631192; AND ALSO EXCEPTING THAT PART OF THE WEST 1/2 OF THE SOUTH
EAST 1/4 OF SAID SECTION 5 DESCRIBED AS FOLLOWS:
BEGINNING AT THE SOUTH WEST CORNER OF SAID SOUTH EAST 1/4; THENCE EAST
ALONG THE SOUTH LINE OF SAID SOUTH EAST 1/4 1010.0 FEET; THENCE NORTH 0
DEGREES 01 MINUTES 35 SECONDS WEST 360.00 FEET; THENCE NORTH 23 DEGREES 03
MINUTES 46 SECONDS WEST 758.76 FEET; THENCE NORTH 68 DEGREES 06 MINUTES 08
SECONDS WEST 179.70 FEET; THENCE SOUTH 67 DEGREES 51 MINUTES 29 SECONDS
WEST 211.67 FEET; THENCE NORTH 30 DEGREES 13 MINUTES 07 SECONDS WEST
223.64 FEET; THENCE NORTH 59 DEGREES 42 MINUTES 08 SECONDS EAST 499.27 FEET;

21 680 303

130

UNOFFICIAL COPY

THENCE NORTH 20 DEGREES 19 MINUTES 37 SECONDS WEST 209.06 FEET; THENCE NORTH 8 DEGREES 19 MINUTES 59 SECONDS WEST 159.63 FEET; THENCE NORTH 36 DEGREES 03 MINUTES 42 SECONDS WEST 189.68 FEET; THENCE NORTH 48 DEGREES 08 MINUTES 39 SECONDS WEST 213.59 FEET; THENCE NORTH 40 DEGREES 21 MINUTES 01 SECONDS WEST 316.38 FEET TO THE CENTER LINE OF ARCHER AVENUE; THENCE SOUTH 43 DEGREES 52 MINUTES 24 SECONDS WEST 150 FEET ALONG THE CENTER LINE OF ARCHER AVENUE TO THE WEST LINE OF SAID SOUTH EAST 1/4; THENCE SOUTH 0 DEGREES 06 MINUTES 50 SECONDS EAST ALONG THE WEST LINE OF SAID SOUTH EAST 1/4, 2274.21 FEET TO THE POINT OF BEGINNING (EXCEPT THE SOUTH 33 FEET THEREOF DEDICATED FOR 95TH STREET) IN COCK COUNTY, ILLINOIS

ALSO
PARCEL 2:

THE NORTH EAST 1/4 OF THE SOUTH EAST 1/4 OF SECTION 5, TOWNSHIP 37 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN EXCEPTING THEREFROM THAT PART OF SAID NORTH EAST 1/4 OF THE SOUTH EAST 1/4 LYING NORTH EASTERLY OF THE CENTER LINE OF ROAD, CONVEYED TO THE COCK COUNTY FOREST PRESERVE DISTRICT BY DEED RECORDED AS DOCUMENT NUMBER 6630353 IN COCK COUNTY, ILLINOIS

ALSO
PARCEL 3:

THAT PART OF THE WEST 1/2 OF THE NORTH EAST 1/4 OF SECTION 5, TOWNSHIP 37 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS TO WIT:
COMMENCING AT THE POINT OF INTERSECTION OF THE SOUTH LINE OF SAID NORTH EAST 1/4 WITH THE CENTER LINE OF ARCHER ROAD AND RUNNING THENCE EAST ALONG THE SOUTH LINE OF SAID NORTH EAST 1/4, A DISTANCE OF 451.19 FEET TO THE CENTER OF ROAD; THENCE NORTH 42 DEGREES 46 MINUTES WEST ALONG THE CENTER OF SAID ROAD, A DISTANCE OF 354.2 FEET, MORE OR LESS, TO THE CENTER OF ARCHER ROAD; THENCE SOUTH WESTERLY ALONG THE CENTER OF SAID ARCHER ROAD, 334.7 FEET, MORE OR LESS, TO THE POINT OF BEGINNING IN COCK COUNTY, ILLINOIS

ALSO
PARCEL 4:

THAT PART OF THE WEST 1/2 OF THE NORTH EAST 1/4 OF SECTION 5, TOWNSHIP 37 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS:
BEGINNING AT THE SOUTH WEST CORNER OF SAID NORTH EAST 1/4; THENCE NORTH ALONG THE WEST LINE OF SAID NORTH EAST 1/4 81.09 FEET; THENCE SOUTH 45 DEGREES 33 MINUTES EAST 117.02 FEET TO A POINT ON THE SOUTH LINE OF SAID NORTH EAST 1/4 THAT IS 83.54 FEET EAST OF THE SOUTH WEST CORNER OF SAID NORTH EAST 1/4; THENCE WEST 83.54 FEET ALONG SAID SOUTH LINE TO THE POINT OF BEGINNING IN COCK COUNTY, ILLINOIS

21 601 303

UNOFFICIAL COPY

Grantee resides at 111 South Dearborn
Chicago, Illinois

TO HAVE AND TO HOLD the said real estate with the appurtenances, upon the trust herein set forth for the uses and purposes upon the limitations set forth in said Trust Agreement.

Full power and authority consistent with the above described Trust Agreement 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 execute 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 lease or let 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 mortgage, to 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 for any term 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 term, 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 lease or let with or without consideration, 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 doing the amount of interest on future rentals, in partition or to exchange said real estate, or any part thereof, for other real or personal property, to accept any rents or charges of any kind, to release, convey or assign any right, title or interest in or about or 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 do 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 satisfaction of any purchase money, rent or money borrowed or advanced on said real estate, or be obliged to see that the terms of the 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 entitled 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 acting under any such conveyance, lease or other instrument: (a) that at the time of the delivery thereof the trust created by this instrument 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 instrument 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 duly vested with all the title, estate, rights, powers, authorities, duties and obligations of the Trustee or their predecessor in trust.

This conveyance is made upon the express understanding and conditions that neither Amalgamated Trust & Savings Bank, Inc. 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 any of 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 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 Trust under said Trust Agreement or their attorney-in-fact, hereby irrevocably appointed for such purpose, or, at the election of the Trustee, in its own name, as Trustee of an express trust and not individually (and the Trustee shall have no obligation whatsoever with respect to any such contract, obligation or indebtedness except in so far as the trust property and funds in the actual possession of the Trustee shall be applicable for the payment and discharge thereof). All persons and corporations (hereinafter and hereinafter shall be charged with notice of this condition from the date of the filing for record of this deed.

The interests 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, rents 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 earnings, rents and proceeds therefrom as aforesaid, the intention hereof being to vest in said Amalgamated Trust & Savings Bank, 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, 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 and releases any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for exemption of homesteads from sale on execution or otherwise.

In Witness Whereof, the grantor, aforesaid, hereunto set her hand and seal this 4th day of October, 1971.

Arlene Jez
Arlene Jez

STATE OF Illinois, County of Cook, I, Cecilia Donat, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Arlene Jez, a spinster

personally appeared before me, a Notary Public, whose name is Cecilia Donat, subscribed to the foregoing instrument, appeared before me, a Notary Public, and acknowledged that she is Arlene Jez, and that she signed, sealed and delivered the foregoing instrument as her free and voluntary act, for the uses and purposes therein set forth, including the release of the homestead exemption, if any, in the premises.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 4th day of October, A.D. 1971.

My commission expires October 20, 1973. Notary Public

Mail to: AMALGAMATED TRUST & SAVINGS BANK
111 South Dearborn Street
Chicago, Illinois 60690
Attention: TRUST DEPARTMENT

This space for affixing Riders and Revenue Stamps

NO TAXABLE CONSIDERATION

Document Number 21 680 303

UNOFFICIAL COPY

COOK COUNTY, ILLINOIS
FILED FOR RECORD

William R. Olson
RECORDER OF DEEDS

OCT 21 '71 3 00 PM

21680303

Property of Cook County Clerk's Office

TENT