

# UNOFFICIAL COPY

Fix.

1.026 60-74-568 UNIT C

## WARRANTY DEED IN TRUST

21 725 028

55-101

The above space for recorder's use only

### THIS INDENTURE WITNESSETH, That the Grantor, SAM MIZNER AND BERTHA MIZNER, his wife

of the County of Cook and State of Illinois, for and in consideration  
of the sum of Ten and No/100- Dollars (\$ 10.00),  
in hand paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged,  
Convey and Warrant unto BEVERLY BANK, a banking corporation duly organized and existing under the  
laws of the State of Illinois, 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 1st day of November, 1971,  
and known as Trust Number 8-3376, the following described real estate in the County of Cook  
and State of Illinois, to-wit:

Lot 6 in Block 19 in Arthur T. McIntosh and Company's 1st addition to  
Garden Homes Subdivision, being a subdivision of part of the East 1/2  
of the South East 1/4 of Section 22, Township 37 North, Range 13 East of  
the Third Principal Meridian according to the plat thereof recorded  
September 29, 1939 as document 12375878 in Cook County, Illinois.

AO RECD OF GRANTEE:  
157 W 103rd ST  
CHICAGO, ILLINOIS

suscept to Taxes for 1971 and subsequent years.

TO HAVE AND TO HOLD the said real estate with the appurtenances, upon the trusts, and for the uses and purposes  
herein in said Trust Agreement set forth.  
Full power and authority hereby granted to said Trustee to improve, manage, protect and subdivide said real estate  
and such parts thereof as may be desired, to contract to sell, to grant options to purchase, to sell on any terms, to  
convey either with or without restrictions or covenants or express or otherwise in trust all of the title, estate powers and authorities vested in said  
Trustee, to dispute, defend or prosecute, during all times in possession or reversion, by leases to commence in present or in  
future, and upon any terms and for any number of periods of time, not exceeding the term of any lease, for the term of  
my leases and the terms and provisoes as if created at any time or times heretofore, to contract to make, lease and to grant  
options to lease, all or any part of the said real estate, and for the payment of taxes and expenses, or in exchange for any part  
of the rights or interest herein, or for any amount of money or value received, or for any part thereof, or to exchange said real estate or any part  
thereof for other real or personal property, or for any amount of money or value received, or for any part thereof, or to deal with said real estate  
and/or part thereof in all other ways and/or means, and for any considerations as it would be lawful for any person owning the same  
to deal with the same, and with any party dealing with said trustee or his successor in trust, in relation to said real estate, or to  
whom said real estate or any part thereof shall be conveyed for any purchase money, rent or money borrowed or advanced on  
said real estate, or to be obliged to see that the title to this trust have been complied with, or to inquire into any of the terms of  
said Trust Agreement and every deed, mortgag, lease or other instrument executed by said trustee in any  
succession to me, or any interest, right, claim or title, or any such conveyance, lease or other instruments (s) that at  
any time or during my life, the trustee may be enabled to make, or that at any time during my life, the trustee may be  
enabled to make, in accordance with the terms and conditions of said Trust Agreement or in any other way, or in connection with the trusts, conditions and limitations con-  
tained in this Indenture and in said Trust Agreement or in any other instrument hereto, or in any other writing or instrument  
executed by me, shall be used, made or otherwise used in connection therewith, or to cause or permit to be executed and delivered  
to me, or to any other party dealing with the trustee or in connection with the conveyance made to a successor in success-  
ors, in trust that such successor in trust bears in his name, or in the name of his predecessor in trust.  
This conveyance is made upon the express understanding and mutual agreement of the parties, that neither the trustee nor the bank, individually or as  
trustees for themselves, nor they or their agents or attorneys may do or omit to do, about the said real estate, anything  
prohibited by the terms of this Agreement, and no such liability being thereby expressly waived or released. Any contract, obligation  
or indebtedness incurred by me, the trustee, or myself, in any manner, in connection with the delivery of this Agreement, or  
for the execution of the trustee, in its own name, as trustee, or as a trustee, or for the payment of indebtedness except only so  
far as the trustee property and funds in the actual possession of the trustee shall be liable for the payment and discharge  
thereof. All persons and corporations who sever, and will sever, from me, shall remain bound by the terms of this Agreement.  
The interest of each and every beneficiary hereunder and under said Trust Agreement, or in itself or in persons claiming under  
such beneficiaries, shall be held in fee simple, or in fee tail, or in fee simple or in fee tail subject to any claim, judgment  
or decree for anything it or they or its successors in title may do or omit to do, about the said real estate, nothing happening in  
such interest, legal or otherwise, in any manner, shall affect the interest of any other beneficiary in the property, or in the fee  
simple, in tail or in the real estate above described.  
The Registration of Titles, shall be directed, kept  
register or note in the certificate of title or duplicate thereof, or memorial, the words "The trustee, or his agent," or "the  
trustee," or "trustee," or "agent," or similar language, shall be used, or any extracts therefrom, as evidence that  
any transfers, charges, or other dealings involving the registered lands is in accordance with the true intent and meaning of the  
trust.

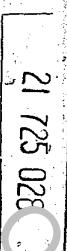
In Witness Whereof, the grantor, before said Notary Public in and for said County,  
sealed this 4th day of November 19 71

[SEAL] *Sam Mizner*  
[SEAL] *Bertha Mizner*  
[SEAL] *Bertha Mizner*

State of Illinois  
County of Cook  
I, *Russell J. Blalock*, a Notary Public in and for said County,  
in the state aforesaid, do hereby certify that *SAM MIZNER AND BERTHA MIZNER, his wife*  
personally known to me to be the same persons whose names are  
subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument as their  
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 seal this 4th day of November 1971  
*Russell J. Blalock*  
Notary Public

Beverly Bank  
Box No. 90

For information only insert street address of above described property.



# UNOFFICIAL COPY

COOK COUNTY, ILLINOIS  
FILED FOR RECORD.

Nov 26 '71 3:02 PM

Ruthie R. Olson  
RECORDER OF DEEDS

21725028

\*END OF RECORDED DOCUMENT