

# UNOFFICIAL COPY

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THIS INDENTURE, between KELVYN H. LAWRENCE, a bachelor, of Chicago, Illinois, as Grantor, and ANITA HECHT, Trustee under Trust Agreement dated November 24, 1954 established by Frank A. Hecht, Donor, as Grantee,

W I T N E S S E T H:

That Grantor, KELVYN H. LAWRENCE, in consideration of the sum of TEN DOLLARS (\$10.00) and other good and valuable considerations in hand paid, the receipt of which is hereby acknowledged, conveys and quitclaims unto the Grantee, as Trustee, as aforesaid, an undivided one-sixth (1/6) interest in the following described real estate situated in the City of Chicago, in the County of Cook and State of Illinois, to-wit:

Original lots twenty (20) to twenty-five (25), both inclusive, in the subdivision of the South Half of Block twenty-three (23) in the Canal Trustees' Subdivision of the West Half and the West Half of the North East Quarter of Section seventeen (17), Township thirty-nine (39) North, Range fourteen (14), East of the Third Principal Meridian, in Cook County, Illinois

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts, and for the uses and purposes herein and in said trust agreement set forth.

Said Trustee shall have full power and authority:

(a) To manage, improve and protect said premises or any part thereof;

(b) To mortgage or otherwise encumber, exchange, sell or convey said premises or any

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part thereof for such terms and upon such conditions as said Trustee deems best;

(c) To lease said premises or any part thereof by leases commencing at the time of making the same as well as at a future time for any term of years, not exceeding 200 years, and subject to any terms and conditions that said Trustee thinks best; also to cancel, renew, extend or modify existing leases;

(d) To grant easements of every description, also to execute contracts and grant options to lease or purchase said premises or any part thereof;

(e) Generally to take any action with reference to said property that the Trustee thinks best, the intent being that said Trustee shall have every power and discretion over and in connection with the same that he would have if he were the absolute owner thereof and the enumeration of specific powers herein shall not in any way control, limit or cut down the general powers herein granted.

In no case shall any person dealing with the Trustee or dealing with any grantee, mortgagee or lessee of the Trustee, with reference to said premises, be obliged to see to the application of the purchase, mortgage or rent money, or to see that the terms of this trust have been complied with, or to inquire into the necessity or expediency of any act of said Trustee, or be privileged or

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obliged to inquire into any of the terms of said trust agreement, and the execution of any deeds, mortgages, trust deeds, leases or other instruments by Anita Hecht, as Trustee, shall be conclusive evidence in favor of the grantee, mortgagee, lessee or other party thereto that Anita Hecht, as Trustee, was duly authorized and empowered to execute every such instrument.

The interest of each and every beneficiary hereunder and of any and all persons claiming under them is hereby declared to be personal property and to be in the earnings, avails and proceeds arising from the disposition of the premises, the intention being to vest in said Anita Hecht the entire legal and equitable title in fee in and to all of the premises above described, and that no beneficiary hereunder shall have any title or interest, legal or equitable, in and to said real estate as such, but only an interest in the earnings, avails and proceeds thereof as aforesaid.

In case the title to any of the above-described real estate is at any time, 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 said Grantor hereby expressly waives and releases any and all right and benefit under and by virtue of any and all statutes of the State of Illinois

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providing for the exemption of homesteads from sale on execution or otherwise.

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal this 22<sup>nd</sup> day of December, A.D. 1971.

*Kelvyn H. Lawrence*  
Kelvyn H. Lawrence

Address of Grantor  
Anita Hecht, Trustee  
c/o Hecht Properties  
1250 West Van Buren Street  
Chicago, Illinois 60607

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STATE OF ILLINOIS )  
                          ) SS  
COUNTY OF COOK )

I, Kathleen Bruno, a Notary Public, DO HEREBY CERTIFY that Kelvyn H. Lawrence, a bachelor, 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 he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

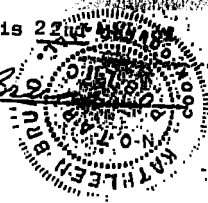
GIVEN under my hand and Notarial Seal this 22<sup>nd</sup> day of December, A.D. 1971.

*Sidney R. Olsen*

*Kathleen Bruno*  
Notary Public

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