

DEED IN TRUST

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Form 191 Rev. 5-63

The above space for recorder's use only

THIS INDENTURE WITNESSETH, THAT THE GRANTOR, Victoria Villanueva, a widow, of the County of Cook and State of Illinois, for and in consideration of the sum of TEN AND NO/100ths Dollars (\$10.00), in hand paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged, Convey and Warrant unto AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, a national banking association as Trustee under the provisions of a certain Trust Agreement, dated the 20th day of December 1971, and known as Trust Number 76342, the following described real estate in the County of Cook and State of Illinois, to wit:

Lot 234 in Cummings and Foreman's Real Estate Corporation Roosevelt Road and 17th Avenue Subdivision of Lots 1, 2, 3, 4, 5, 7 and 8 in Owners Partition of the South 83.2 acres of the West half of Section 15, Township 39 North, Range 12, East of the 3rd Principal Meridian in Cook County, Illinois

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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 the Trustee to improve, manage, protect and subdivide said real estate or any part thereof, to dedicate parks, streets, highways or alleys to vacate 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 that in such succession, to execute, in all of the title, estate, powers and authorities vested in said Trustee, to donate, to dedicate, to mortgage, to lease, to otherwise encumber said real estate, to lease said real estate, or any part thereof, from time to time, in possession or reversion, by lease or otherwise, for any term, and for any period or periods of time, not exceeding in the case of any single term, the term of 99 years, and to renew or extend leases upon any term 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 take leases and to grant options to renew leases and options to purchase the whole or any part of the real estate and to contract to lease, to mortgage, to otherwise encumber, to convey, to assign, to release, to release interest in or about or extension of 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 validity, necessity or expediency of any act done by said Trustee, or be obliged or permitted 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 Deeds) on said real estate or claiming under any such conveyance, estate 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 conditions and limitations contained in this Indenture and in said Trust Agreement or in all amendments thereof, if any, and binding upon all parties thereto, (c) that said Trustee, or any successor in trust, was duly authorized and empowered to execute and deliver every such deed, trust deed, 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 the title of their predecessor in trust.

This conveyance is made upon the express understanding and conditions that neither American National Bank and Trust Company of 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 the deed or said Trust Agreement or any amendment thereto, or for injury to person or property happening in or about said real estate, and all such liability being hereby expressly waived and released. Any trustee, agent or attorney-in-fact of the Trustee or of the Trustee's agent or attorney-in-fact, hereby irrevocably appointed for such purpose, or as the attorney-in-fact of the Trustee, in its own behalf, or as the attorney-in-fact of the Trustee, shall have no obligation, liability or responsibility to any such contract, obligation or name, as Trustee of an express trust and not individually (and the Trustee shall have no obligation, liability or responsibility for the payment and discharge thereof, including except only so far as the trust property and funds to the actual possession of the Trustee shall be applicable for the payment and discharge thereof). All 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 it or any of them shall be only in the income, 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 or any part thereof, but only an interest in earnings, avails and proceeds thereof as aforesaid, the interest hereunder being to rest in said American National Bank and Trust Company of Chicago the entire legal and equitable title in fee simple, in and to all of the above 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 enter or note in the certificate of title or duplicate thereof, or memorial, the words "in trust," 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, and all right or benefit under and by virtue of all laws and all statutes of the State of Illinois, providing for exemption or homestead sale on execution or otherwise.

In Witness Whereof, the grantor aforesaid by her hand and seal this 20th day of December 1971.

Victoria Villanueva (Signature)
Victoria Villanueva (Printed Name)

STATE OF Illinois, County of Cook, in the State aforesaid, do hereby certify that Victoria Villanueva, a widow

personally known to me to be the same person who appeared before me this day in person and acknowledged delivered the said instrument as her release and waiver of the right of homestead.

GIVEN under my hand and seal this 20th day of December 1971. Reva Horwitz (Signature)

My commission expires 5/7/74

American National Bank and Trust Company of Chicago, 2034 S. 20th Ave. Broadview, Ill. Box 221

This space for affixing Return and Revenue Stamps

NO TAXABLE CONSIDERATION

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END OF RECORDED DOCUMENT