

UNOFFICIAL COPY

DEED IN TRUST

RECORDED FOR RECORD
COOK COUNTY ILLINOIS
FILED FOR RECORD
MAR 8 1972 12 30 PH 21 830 064

RECORDED FOR RECORD
Recorder of Deeds
21830064

The above space for recorder's use only

THIS INDENTURE WITNESSETH, THAT THE GRANTOR, **Lola Donofrio, A Spinster** of the County of **Cook** and State of **Illinois**, for and in consideration of the sum of **Ten & 00/100ths** Dollars (\$10.00),

in hand paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged, Convey—
Quit-Claim
and **Release** unto **AMALGAMATED TRUST & SAVINGS BANK**, an Illinois banking corporation as Trustee under the provisions of a certain Trust Agreement, dated the **15**

day of **February** 19 **72**, and known as Trust Number **2272**, the following described real estate in the County of **Cook** and State of **Illinois**, to wit: Street address: **16906 S. Orchard Ridge, Hazel Crest, Ill.**

Legal description: **Lot 26, The North 5 feet of Lot 27 and Lot 25 (Except the North 15 feet thereof) of Block 16 in Orchard Ridge Addition to South Harvey, a subdivision of the South 1/2 of the North West 1/4 of Section 30, Township 36 North, Range 14, also the East 1/2 of the South East 1/4 of the North East 1/4 of Section 25, Township 36 North, Range 13, also the East 16 feet of the North East 1/4 of the North East 1/4 of Section 25, Township 36 North, Range 13 East of the Third 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 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 park, streets, highways or alleys and to waive any subdivision or part thereof, and to redivide said real estate as often as desired, to contract to sell, to grant option 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 lease or otherwise, 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, not exceeding 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 premises hereunder, to contract respecting the manner of doing the amount of present or future rental, to assign any right, title or interest in or about or easement appurtenant to said real estate or any part thereof, to grant easements or charges of any kind, to release, convey or in all other ways and for such other considerations as it would be lawful for a 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 funds received, paid or advanced on said real estate, or to see that the terms of this trust have been complied with, or to be bound to inquire into the authority, necessity or expediency of any act of said Trustee, or of the obligee or privy thereof, in relation to said real estate or any part thereof, and every deed, trust deed, mortgage, lease or other instrument in force or claiming under any such conveyance, lease or other instrument, 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; (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, in 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, 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 the said Trustee.

This conveyance is made upon the express understanding and conditions that neither Amalgamated Trust & Savings Bank individually or as Trustee, nor its successors or successors in trust shall incur any personal liability or be subjected to any claim, demand or decree for anything in or by or for or their agents or attorneys in person or property happening in or about said real estate, or under the provisions of this deed or said Trust Agreement or any amendment thereof, or for or individuals incorporated therein in or about said real estate, any and all such liability being expressly waived and released. Any contract, obligation or liability incurred by the Trustee in connection with said real estate may be assigned to it in the name of the then beneficiaries under said trust and not individually and the Trustee shall have no obligation whatsoever with respect to any such contract, obligation or indebtedness except only 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 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 to the earnings, profits 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 therefore as aforesaid, the intention hereof being to vest in said Amalgamated Trust & Savings Bank, the entire principal 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 issue or note in the certificate of title or extracts therefrom, 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 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 has hereunto set her hand and seal this 6 day of March, 1972 at Chicago, Ill.

[SEAL] *Lola Donofrio* [SEAL]

STATE OF Illinois County of Cook, in the State aforesaid, do hereby certify that Judith E. Barley, a Notary Public in and for said County, is duly qualified and authorized to perform the duties of a Notary Public in and for said County.

Lola Donofrio whose name she subscribed to the foregoing instrument, acknowledged that she signed, sealed and delivered the same as her free and voluntary act, for the uses and purposes therein set forth, including the payment of the purchase price therefor.

GIVEN under my hand and seal this 6 day of March, A.D., 1972

Judith E. Barley Notary Public
My commission expires Apr 13 1973

Amalgamated Bank
CHICAGO, ILL. 60690
Attention: TRUST DEPARTMENT

COOK CO. NO. 016
94913
STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
DEPT OF REVENUE
2150
21830064

Document Number
21 830 064

END OF RECORDED DOCUMENT