

# UNOFFICIAL COPY

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COOK COUNTY, ILLINOIS  
FILED FOR RECORD

*Edwin R. Olson*  
RECORDER OF DEEDS

DEED IN TRUST

JUL 28 1972 1 32 PM 21 993 919

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FORM 14 B1645 STUART-HOOVER COMPANY

The above space for recorder's use only

THIS INDENTURE WITNESSETH, that the Grantor s,

LIONEL R. DUNCAN and JUANITA DUNCAN, his wife,  
of the County of Cook, and State of Illinois, for and in consideration  
of Ten and no/100 (\$10.00) Dollars, and other good  
and valuable considerations in hand paid, Convey and Warrant unto UNION  
NATIONAL BANK OF CHICAGO, a National Banking Association of Chicago, Illinois,  
as Trustee under the provisions of a trust agreement dated the 21st day of July,  
1972 known as Trust Number 1903, the following described real estate in the  
County of Cook and State of Illinois, to-wit:

The East Half of Lot thirty-seven (37) and all of Lot thirty-eight  
(38) in Gordon's Addition to Pullman, being a Subdivision of Lot  
three (3) (except the North One Hundred eighty-one (181) feet and  
except the East thirty-three (33) feet thereof) also Lot six (6)  
(except the South One Hundred seventeen (117) feet of the West one  
hundred sixty-five (165) feet and except the East thirty-three (33)  
feet thereof) all in the School Trustees' Subdivision of Section  
sixteen (16), Township thirty-seven (37) 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.

Full power and authority is hereby granted to said trustee to improve, manage, protect and subdivide said premises or any part  
thereof, to dedicate parks, streets, highways or alley, and to vacate any subdivision or part thereof, and to redivide said property 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 premises 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  
property, or any part thereof, to lease said property, or any part thereof, from time to time, in possession or reversion, by leases to com-  
mence in present or 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 and to amend, change 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 reversion and to contract respecting the manner  
of fixing the amount of present or future rentals, to partition or to execute said property, or any part thereof, for other real or personal  
property, to grant easements or charges of any kind, to release, convey or assign any right, title or interest in or about or appertaining  
appurtenant to said premises or any part thereof, and to deal with said property 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 in relation to said premises, or to whom said premises or any part thereof shall  
be conveyed, contracted to be sold, leased or mortgaged by said trustee, be obliged to see that the terms of this trust have been complied with, or be  
obliged to inquire into the necessity or expediency of any act of said trustee, but he shall be obliged or privileged 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 in relation to  
said real estate shall be conclusive evidence in favor of every person relying upon it and shall be binding upon all beneficiaries thereunder.  
(c) that said trustee was fully authorized and empowered to execute and deliver every and all 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 fully vested with all the title, estate, rights, powers, authorities, duties and obligations of the trustee or their  
predecessor in trust.

The interest of each and every beneficiary hereunder and of all persons claiming under them, any of them shall be only in the  
earnings, avails and proceeds arising from the sale or 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 the earnings, avails and proceeds thereof as aforesaid.

If the title to any of the above lands 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, 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 S hereby expressly waive, release and relinquish any and all right or benefit under said by virtue of any  
and all statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution of otherwis.

In Witness Whereof, the grantor S aforesaid have hereunto set their hands and seal S  
this 21st day of July, 1972

(Seal) *Lionel R. Duncan* (Seal)  
LIONEL R. DUNCAN  
(Seal) *Juanita Duncan* (Seal)  
JUANITA DUNCAN

State of Illinois )  
County of Cook ) SS. LEONARD J. WHITE, a Notary Public in and for said County, in  
the state aforesaid, do hereby certify that  
LIONEL R. DUNCAN and JUANITA DUNCAN, his wife,

personally known to me to be the same persons whose names S 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 volun-  
tary 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 24th day of July, 1972  
*Leonard J. White*  
Notary Public

Grantee's address  
UNION NATIONAL BANK OF Chicago  
11108 South Michigan Avenue, Chicago, Illinois 60628 458-8500

END OF RECORDED DOCUMENT

NO TAXABLE CONSIDERATION

This space for affixing Ribbon and Revenue Stamps

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