

# UNOFFICIAL COPY

## DEED IN TRUST

21 996 202

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 and no/100** Dollars (\$ **10.00**),

in hand paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged, Convey **One Claim** and **AMALGAMATED TRUST & SAVINGS BANK**, an Illinois banking corporation as Trustee under the provisions of a certain Trust Agreement, dated the **1st**

day of **November** 19 **71**, and known as Trust Number **2259**, the following described real estate in the County of **Cook** and State of \_\_\_\_\_, to wit:

Street address:  
Legal description:

Refer Rider attached hereto and made a part Thereof

1972 JUL 31 PM 2 51

JUL-31-72 478142 21996202 A - Rec

7.00

700

TO HAVE AND TO HOLD the said real estate with the appurtenances, up to 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 parks, streets, highways or alleys and to make 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 grant to such successor or successors in trust all of the title, estate, powers and authorities vested in said Trustee, to dedicate to highways, streets, parks or otherwise encumber said real estate, and to do all things that may be necessary to carry out the purposes of this deed, from time to time, in possession or reversion, by lease to commence in present or in future, upon any terms and for any period or periods of time, not exceeding in the case of any single lease the term of one year, and to renew or extend leases upon any terms and for any period or periods of time, not exceeding one month, to lease and to grant options to lease and to grant options to renew leases and options to purchase the whole or any part of the reversion and to contract respectively, in the name of the Trustee, to sell, to lease, to convey, to assign or to otherwise dispose of said real estate, or any part thereof, for other real or personal property, in payment or discharge of any kind, to release, convey or assign any right, title or interest in or about or appurtenant to said real estate or any part thereof, and to do all things that may be necessary to carry out the purposes of this deed in all other ways and for such other considerations as it would be lawful for any person owning the same to do in 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 authority, necessity or expediency of any act of said Trustee, or be obliged 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 Register of Titles of said County) relying upon or claiming under any such conveyance, lease or other instrument; (a) that at the time of the delivery thereof the trust created by this Indenture and the Trust Agreement was in full force and effect; (b) that such conveyance or other instrument was executed in accordance with the trusts, conditions and covenants contained in this Indenture and in said Trust Agreement or in all amendments thereof, if any, and binding upon all beneficiaries hereunder, and (c) that said Trustee, or any successor in trust, was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument and (d) if the conveyance is made to a successor or successor in trust, that such successor or successor in trust have been properly appointed and are fully vested with all the title, estate, rights, powers, authorities, duties and obligations of his, his or their predecessor in trust.

This conveyance is made upon the express understanding and conditions that neither Amalgamated Trust & Savings Bank individually, or its Trustee, nor its successor or successor in trust shall incur any personal liability or be subjected to any claim, judgment or decree for anything it or he or his or their agents or attorneys may do or omit to do in or about the said real estate or under the provisions of this Deed or said Trust Agreement or an amendment thereof, or for failure to perform or property happening in or about said real estate, and all such liability being hereby expressly waived and released; any contract, obligation or indebtedness incurred or entered into by the Trustee in connection with said real estate may be entered into by it in the name of the Trustee under said Trust Agreement and the Trustee shall have no obligation whatsoever with respect to any such contract, obligation or indebtedness except only 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 who sever and whatever 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 in fee simple, subject to the provisions of this Deed and of all other dispositions of said real estate, and such interest is hereby declared to be personal, hereditarily 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 earnings, profits and proceeds thereof as aforesaid, the intention hereby being to vest in said Amalgamated Trust & Savings Bank, the entire legal and equitable title in the premises 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 Register of Titles is hereby directed not to register or note in the certificate of title or duplicate thereof, for recording, 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 20th day of June, 1972

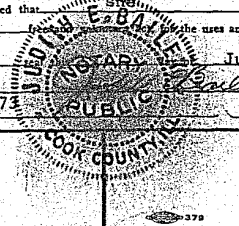
[SEAL] *Lola Donofrio* [SEAL]

STATE OF **Illinois** )  
County of **Cook** ) ss **Judith E. Bailey**, a Notary Public in and for said County, in the State aforesaid, do hereby certify that **Lola Donofrio**, a spinster

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 she signed, sealed and delivered the said instrument as her

GIVEN under my hand and Notarial Seal this 13th day of November, A.D. 1972

My commission expires November 13, 1973



**Amalgamated Bank**  
BOX 800  
CHICAGO, ILL. 60690  
Attention: TRUST DEPARTMENT

BOOK  
CO. NO. 016  
040280

STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX  
1972 JUL 11 11 21 AM '72  
7.00

21996202

FORM 04-234 2-72

# UNOFFICIAL COPY

RIDER TO DEED IN TRUST DTD JUNE 20, 1972, FROM LOLA  
RONOFRIO, A SPINSTER, TO AMALGAMATED TRUST & SAVINGS  
BANK AS TRUSTEE OF TRUST NO. 2259

## LAND DESCRIPTION:

### Parcel 1:

All of Lot 19, and the North 16 feet of Lot 18 in Block 14; also  
Lots 49 and 50 in Resubdivision of Block 15; also Lot 46 and the  
North 16 feet of Lot 45 in Block 9; also Lots 47 and 48 in Block  
7, also Lot 21 and the South 16 feet of Lot 22 in Block 4, all of  
the above and foregoing in Orchard Ridge Addition to South Harvey,  
a Subdivision of the South half of the North West quarter of  
Section 30, Township 36 North, Range 14, also the East half of  
the South East quarter of the North East quarter of Section 25,  
Township 36 North, Range 13, also the East 16 feet of the North  
East quarter of the North East quarter of Section 25, Township  
36 North, Range 13 East of the Third Principal Meridian, in Cook  
County, Illinois, as recorded June 26, 1891, as document 1494127  
in Cook County, Illinois;

### ALSO

### Parcel 2:

Lots 6, 7 and 8 in Block 12; also Lots 5 and 6 in Block 13, all  
in South Harvey Land Company's Subdivision of the North East  
quarter of the North East quarter of Section 30, Township 36  
North, Range 14 East of the Third Principal Meridian, in Cook  
County, Illinois;

### ALSO

### Parcel 3:

Lot 14 in Block 15 of Hazel Crest Park, a Subdivision of the  
North half of the North West quarter of Section 30, Township 36  
North, Range 14, East of the Third Principal Meridian, all in  
Cook County, Illinois.

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END OF RECORDED DOCUMENT