

UNOFFICIAL COPY

DEED IN TRUST

ILLINOIS
FOR RECORD

21 296 176

QUIT CLAIM

1 72 Pl. The above space for recorder's use only

21 296 176

THIS INDENTURE WITNESSETH. That the Grantor (s) Thomas R. Johnson and Joan M. Johnson, his wife.

of the County of Cook and State of Illinois for and in consideration of Ten dollars, and other good and valuable considerations in hand paid, Convey and Quit Claim unto FIRST ARLINGTON NATIONAL BANK OF ARLINGTON HEIGHTS, ILLINOIS; a National banking association, its successor or successors, as Land Trustee under a trust agreement dated the 15th day of October, 1970, known as Land Trust Number All 13, the following described real estate in the County of Cook and State of Illinois, to-wit:

That part of Lot "F" lying East of a line drawn from a point in the South line of said lot "F" midway between the South East and the South West corners thereof to a point in the North line of said lot midway between the North East and the North West corners of said Lot "F" being in Arthur T. McIntosh and Co. first addition to Arlington Heights Farms a subdivision of that part of the South West 1/4 of Section 31, Township 42 North, Range 11 East of the Third Principal Meridian lying South of Public Highway and West of the East 1/4.93 feet of said South West 1/4 all in Cook County, Illinois.

hereinafter called "the real estate"

TO HAVE AND TO HOLD the real estate with its appurtenances upon the trusts and for the uses and purposes herein and in the trust agreement set forth.

Full power and authority is hereby granted to said trustee to subdivide and resubdivide the real estate or any part thereof; to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof; to execute contracts to sell or exchange, or execute grants of options to sell or exchange, or execute contracts to sell on any terms, to convey either with or without consideration; to convey the real estate or any part hereof 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 the trustee; to donate, to dedicate, to mortgage, or otherwise encumber the real estate, or any part thereof; to execute leases of the real estate, or any part thereof, from time to time, in possession or reversion, by leases to commence in present or future, and upon any terms and for any period or periods of time, and to execute renewal or extensions of leases upon any terms and for any period or periods of time and to execute amendments, changes or modifications of leases and the terms and provisions thereof at any time or times hereafter; to execute contracts to make leases and to execute options to lease and options to renew leases and options to purchase the whole or any part of the reversion and to execute contracts respecting the manner of fixing the amount of present or future rentals, to execute grants of easement or charges of any kind; to release, convey or assign any right, title or interest in or about or easement appurtenant to the real estate or any part thereof, and to deal with the title to 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 title to the real estate to deal with it, whether similar to or different from the ways above specified and at any time or times hereafter.

In no case shall any party dealing with said trustee in relation to the real estate, or to whom the real estate or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by the trustee, be obliged to see to the application of any purchase money, rent or money borrowed or advanced on the real estate, or be obliged to see that the terms of the trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of the trustee, or be obliged or privileged to inquire into any of the terms of the trust agreement; and every deed, trust deed, mortgage, lease or other instrument executed by the trustee in relation to the real estate shall be conclusive evidence in favor of every person relying upon or claiming under any such conveyance, lease or other instrument, (a) that at the time of the delivery thereof the trust created herein and by 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 limitations contained herein and in the trust agreement or in any amendments thereof and binding upon all beneficiaries, (c) that the trustee 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 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 its, his or their predecessor in trust.

The interest of each beneficiary under the trust agreement and of all persons claiming under them or any of them shall be only in the possession, earnings, and the avails and proceeds arising from the sale, mortgage or other disposition of the real estate, and such interest is hereby declared to be personal property, and no beneficiary shall have any title or interest, legal or equitable, in or to the real estate as such, but only an interest in the possession, 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 grantors hereby expressly waive and release any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

In Witness Whereof, the grantors aforesaid have hereunto set their hand and seal this 15th day of October, 1970

1500

(SEAL)

Thomas R. Johnson (SEAL)
THOMAS R. JOHNSON

(SEAL)

Joan M. Johnson (SEAL)
JOAN M. JOHNSON



Albert J. Gieren (SEAL)
ALBERT J. GIENEN

STATE OF ILLINOIS
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This space for affixing Filers and Revenue Stamps

Document Number
21 296 176

BOX 533

MAIL TO: FIRST ARLINGTON NATIONAL BANK; DOWNTOWN PLAZA; ARLINGTON HTS. ILL.

21296176

STATE OF ILLINOIS }
COUNTY OF COOK }

ss. I, ALBERT J. GIEREN

a Notary Public, in and for said County, in the State aforesaid, do hereby certify that
THOMAS R. JOHNSON AND JOAN M. JOHNSON, HIS
WIFE,

who
personally known to me to be the same person. S whose name 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 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 15TH day
of OCTOBER, 1970



Albert J. Gieren
ALBERT J. GIEREN

Notary Public.

COMMISSION EXPIRES; MAY 26, 1971

LAND TRUST No. _____

DEED IN TRUST

TO

FIRST ARLINGTON
NATIONAL BANK
LAND TRUSTEE
Arlington Heights, Illinois

END OF RECORDED DOCUMENT