

QUIT CLAIM  
WARRANTY DEED IN TRUST

COOK COUNTY, ILLINOIS  
FILED FOR RECORD

REC'D BY R. Olson  
RECORDED DEEDS

JAN 11 1971 10 52 AM 21 367 271

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(38-2) 59-89-254R

THIS INDENTURE WITNESSETH, That the Grantor,  
Jacqueline M. Shaffer, 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 to her good and valuable considerations, receipt of which is hereby duly acknowledged, Convey unto MIDWEST BANK AND TRUST COMPANY, a banking corporation duly organized and existing as a banking corporation under the laws of the State of Illinois, and duly authorized to accept and execute trusts with the State of Illinois, as Trustee under the provisions of a certain Trust Agreement, dated the 12th day of November 1970, and known as Trust Number 70-11-493, the following described real estate in the County of Cook and State of Illinois, to-wit:

Lot 2 in Block 33 in Schumacher and Gnaedingers Addition to Chicago, being a Subdivision of that part of the East half of the South East quarter of Section 25, Township 40 North, Range 12, East of the Third Principal Meridian, lying North of Grand Avenue (except 2 acres thereof described as follows: commencing at the North East corner of said South East quarter of Section 25; thence West 20 rods; thence South 16 rods; thence East 20 rods; thence North 16 rods to the place of beginning) in Cook County, Illinois

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SUBJECT TO

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 said Trustee to improve, mortgage, protect and subdivide said real estate or any part thereof, to contract to sell, to grant options of 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, at will, at pleasure, or for any term, 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, from time to time, and to amend, change or modify leases and the terms and provisions thereof at any time or times hereafter, to contract as lessor 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 convey in any and every manner of conveying the same at present or in the future, to partition or to exchange said real estate, 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 appurtenant to said real estate or any part thereof, and to deal with said real estate and every part thereof in any and every way 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 proceeds realized by said Trustee, or any successor in trust, or obligated to see to 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 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, or any successor in trust, in relation to said real estate 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, (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 trusts, conditions and limitations contained in this indenture and in said Trust Agreement or in all amendments thereof, if any, and binding upon all beneficiaries hereunder, (c) that said Trustee, or any successor in trust, was duly authorized and empowered to execute and deliver every such deed, trust deed, lease or other instrument and (d) if the conveyance is made to a successor or successors in trust, that such successor or successors in trust may 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.

This conveyance is made upon the express understanding and condition that neither the Midwest Bank and Trust Company, 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 this Deed or said Trust Agreement or any amendment thereto, or for injury to person or property by opening in or about said real estate, any 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 then beneficiary under said Trust Agreement as their attorney-in-fact, hereby irrevocably appointed for such purposes, or at the election of the Trustee, in his own name, as Trustee of an express trust and not individually (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 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 in 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 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, profits and proceeds arising therefrom as aforesaid, the intention hereof being to vest in said Midwest Bank and Trust Company the entire legal 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 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 said Trustee shall not be required to produce the said Agreement or a copy thereof, or any extracts therefrom, as evidence that any transfer, charge or other dealing involving the registered lands is in accordance with the true intent and meaning of the trust.

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 the exemption of homesteads from sale on execution or otherwise.

In Witness Whereof, the grantor, aforesaid has hereunto set her hand and seal this 12th day of November 1970

(SEAL) X Jacqueline M. Shaffer  
(SEAL) Jacqueline M. Shaffer

State of Illinois ss. Donna Langdon, a Notary Public in and for said County, in County of Cook the state aforesaid, do hereby certify that Jacqueline M. Shaffer, 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 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 8th day of December 1970  
Notary Public

GRANTOR'S ATTEST:  
Midwest Bank and Trust Company  
1606 N. Harlem  
Elmwood Park, Illinois 60635

2560 N. Harlem BOX 533  
Elmwood Park, Ill  
For information only (not street address of above described property)

This space for affixing Rules and Revenue Stamp

No Taxable Consideration

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END OF RECORDED DOCUMENT