

UNOFFICIAL COPY

RECORD & RETURN TO TRUST DEPT.  
CHARGE C. Z. & L. CO. TRUST 58303

JAN 20 7 10 50 AM  
COOK COUNTY ILLINOIS  
FILED FOR RECORD



DEED IN TRUST

Registered in Lot Book

21 375 582

Form 359 R 1/70

Quit Claim

The above space for recorder's use only

THIS INDENTURE WITNESSETH, That the Grantor  
**MARTIN LOPEZ, divorced and not since remarried**

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 Quit Claim unto the **CHICAGO TITLE  
AND TRUST COMPANY**, a corporation of Illinois, whose address is 111 West Washington Street,  
Chicago, Illinois 60602, as Trustee under the provisions of a trust agreement dated the **8th**  
day of **December** 19 **70**, known as Trust Number **56303** the following described real  
estate in the County of **Cook** and State of Illinois, to-wit:

**Lot 1 (except the West 33 feet thereof) in Block 16 in Hasbrough  
and Hess Subdivision of the East half of the Southwest quarter of  
Section 36, Township 40 North, Range 13, 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 streets, streets, highways or alleys 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 lease, 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 fee simple or reversion, by lease to commence in the 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 sublet, to lease 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, to contract 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 exchange said property, or any part thereof, for other real or personal property, to grant easements to or for any kind, to release, convey or assign any right, title or interest in or about or 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 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 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, 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 in relation to said 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 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 therein and in said trust agreement or in some amendment thereof and binding upon all beneficiaries thereunder, (c) that said 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 and every beneficiary hereunder and of all persons claiming under them or 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 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 hereby expressly waives, releases, and renounces, 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 and execution or otherwise.

In Witness Whereof, the grantor aforesaid has hereunto set his hand and seal this 14th day of January 19 71.

(Seal) Martin Lopez (Seal)  
**MARTIN LOPEZ** (Seal)



TERESA GONZALEZ Notary Public in and for said County of Cook, Illinois, do hereby certify that MARTIN LOPEZ, divorced and not since remarried

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 he signed, sealed and delivered the said instrument as his 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 14 day of Jan 19 71.

Teresa Gonzalez  
Notary Public

After recording return to:  
Chicago Title and Trust Company  
Box 533

1551 N. California  
Full instructions on reverse side of document.

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RECORDED FOR DEED  
JAN 20 7 10 50 AM

NON-TAXABLE CONSIDERATION

21 375 582  
Document Number

END OF RECORDED DOCUMENT