

22 644 511

WARRANTY DEED IN TRUST

The above space for recorders use only

THIS INDENTURE WITNESSETH, That the Grantor(s), WILLIAM F. SHAW and MARILYN N. SHAW, his wife of the County of Cook and State of Illinois, for and in consideration of the sum of TWENTY AND NO/100 Dollars (\$10.00) in hand paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged, Convey(s) and Warrant unto PALOS BANK AND TRUST COMPANY, a banking corporation duly organized and existing under the laws of the State of Illinois, and duly authorized to accept and execute trusts within the State of Illinois, as Trustees under the provisions of certain Trust Agreement, dated the 25th day of January 19 74, and known as Trust Number 1-0581, the following described real estate in the County of Cook and State of Illinois, to-wit:

Lot 9 in Block 72 in Robert Bartlett's Homestead Development No. 9 being a subdivision of the East 1/4 of the South East 1/4 of Section 25, Township 37 North, Range 12 East of the Third Principal Meridian, in Cook County, Illinois. R/S

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, manage, protect and subdivide said real estate as any part thereof, to dedicate streets, highways or alleys and to create any subdivision or part thereof, and to resubdivide said real estate as often as desired, to correct 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 benefits 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, in possession or reversion, by leases to commence in present or in future, and on 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 lease or stand leases upon any terms and for any period or periods of time and to amend, change or modify leases and terms and provisions hereof, of 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 real estate or any part thereof, to contract to purchase the real estate or any part thereof, to grant or assign any right, title or interest in or about or concerning the real estate or any part thereof, to grant or assign any right, title or interest in or about or concerning any real or personal property, to set grant, lease or any part thereof, and to deal with 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 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 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 or privileged to inquire into any or all 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 such 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, 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, power, 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 said Bank, 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 execution of this deed or any part thereof, or any amendment thereto, or for injury to person or property happening in or about said real estate, any and all such liability being hereby expressly waived and released, any contract 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 beneficiaries under said Trust Agreement as their attorney-in-fact, hereby irrevocably appointed for such purposes, or of the election of the Trustee, in its 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 whatsoever 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, credits 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, or such, but only an interest in the earnings, credits and proceeds, the sale or proceeds of the real estate, the intention hereof being to vest in said Bank 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 of a copy thereof, or any extracts therefrom, as evidence that any transfer, charge or other calling involving the registered land is in accordance with the true intent and meaning of the trust.

And the said grantor(s) hereby expressly waive(s) and release(s) any and all right or rights and any and all right or rights and any and all statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution of their debts.

In Witness Whereof, the grantor(s) aforesaid ha(h)ve hereunto set (h)and(s) and seal(s) this 25th day of January 19 74. WILLIAM F. SHAW (SEAL) MARILYN N. SHAW (SEAL)

I, the undersigned, as Notary Public in and for said County, in the state of said, do hereby certify that WILLIAM F. SHAW and MARILYN N. SHAW, his wife

personally known to me to be the same person(s) whose name(s) (is) (are) subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that the said (they) signed, and delivered the said instrument as (his) (her) (their) free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead. My hand and notarial seal this 1st day of March 19 74. [Signature] Notary Public

For information My Commission Expires March 9, 1976. 12420 S. 72nd Court Palos Heights, Illinois City State Permanent Tax Number

Lucia S. Kirby, Assistant Trust Officer, PALOS BANK AND TRUST COMPANY, 12321 SOUTH HARLEM AVE., PALOS HEIGHTS, ILL. 60463

THIS INSTRUMENT WAS PREPARED BY -

Exempt under provision of Paragraph E, Section 4, Real Estate Transfer Tax Act, 1-75-74, William F. Shaw, No Taxable Consideration

22 644 511



MAIL TO PALOS BANK COMPANY, TRUST DEPARTMENT, 12321 SOUTH HARLEM AVE., PALOS HEIGHTS, ILL. 60463, PHONE: 442-9100 / 438-8882

UNOFFICIAL COPY

Liberty R. Olson

RECORDER OF DEEDS
COOK COUNTY ILLINOIS

1974 MAR 5 AM 10 23

MAR-5-74 765325 • 22644511 - A - Rec

5.00

Property of Cook County Clerk's Office

5.00

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