

WARRANTY DEED IN TRUST

APR - 8-74 7 8 2 9 0 9 • 2 2 6 7 7 9 6 7 • A — Rec

RECORDED IN BOOK 22677967

5.00

The above space for recorder's use only

THIS INDENTURE WITNESSETH, That the Grantors EUGENE C. BARTLETT and JEAN R. BARTLETT, his wife 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 and Warrant unto BEVERLY BANK, 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 Trustee under the provisions of a certain Trust Agreement, dated the 19th day of March 1974, and known as Trust Number 8-4676, the following described real estate in the County of Cook and State of Illinois, to-wit:

Lot 3 in Block 15 in Hazel Crest Park, a Subdivision of the North 1/2 of the North West 1/4 of Section 30, Township 36 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

5.00

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 to hereto granted to said Trustee to improve, manage, protect and subdivide said real estate or any part thereof, to dedicate, park, streets, highways or alleys and to vacate any subdivision or part thereof, and to reconvey either with or without consideration, to convey said real estate, or any part thereof, to a successor or successors in trust and in deed to said successor or successors, to lease, sell, assign, mortgage, and otherwise dispose of said real estate, or any part thereof, in fee simple, to donate, to dedicate, to lease, to pledge or otherwise encumber said real estate, or any part thereof, in leasehold, and upon any terms and for any period or periods of time, not exceeding in the case of any single lease the term of 99 years, and to make any amendments or changes in any lease, mortgage or other instrument, to purchase or to contract to purchase the whole or any part of the reversion and to contract options to lease and options to purchase or to exchange said real estate, or any part thereof, 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, interest or estate in or about or appurtenant to said real estate or any part thereof, and to deal with said real estate or any 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 to the fulfillment of any purchase money, lease or mortgage, or to inquire into the validity, necessity or expediency of any act of said Trustee, or be obliged or prejudiced in any way by the terms of any said Trust Agreement and every deed, trust, 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 Trustee) who in good faith acquires an interest in said real estate, or any part thereof, 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, and (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 any amendments thereto, if any, and binding upon all beneficiaries therein, notwithstanding any claim, demand or charge of any person claiming to be a successor or successor-in-interest of said Trustee, or any successor in trust, who may have been appointed and are duly vested with all the title, interest, rights, powers, authorities, duties and obligations of its, his or her predecessor in trust.

This conveyance is made upon the express understanding and agreement that neither Beverly 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 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 thereof, or for injury to person or property happening in or about said real estate any and all claims, demands or charges of any person claiming to be a successor or successor-in-interest of the Trustee, or any successor in trust, shall be conclusively and irrevocably satisfied for such name of the then beneficiaries under said Trust Agreement in their own names, as Trustees of a trust and not individually (and the Trustee shall have no obligation whatsoever with respect to any such consent, action or deed) for the payment and discharge for 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 deemed to have 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 of any real estate 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 any part thereof, but only an interest in the earnings, profits and proceeds thereof, as aforesaid, the intention hereof being to vest in said Beverly Bank the entire legal and equitable title in fee simple, in and to all 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 therefrom, the words "in trust" or "as trustee" or "as beneficiary" or words of similar import, in accordance with the statute in such case made applicable, 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 real estate is in accordance with the law in effect in the State of Illinois. 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 of the writ.

In Witness Whereof, the grantor B. aforesaid have hereunto set their hand and seal this 19th day of March 1974. Eugene C. Bartlett (SEAL) Jean R. Bartlett (SEAL)

Illinois The undersigned Notary Public in and for said County, Cook in the state aforesaid, do hereby certify that Eugene C. Bartlett and Jean R. Bartlett, his wife 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 they had 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 19th day of March 1974. Notary Public



Beverly Bank 16815 Bulger, Hazelcrest, Illinois 157 WEST 103RD STREET CHICAGO, ILLINOIS 60641 643-7700 Grantor's Address: Box 90 This instrument was prepared by Patricia L. Cox, Beverly Bank, 1357 W. 103rd St., Chgo.

NO TAXABLE CONSIDERATION

1357 W. 103RD STREET CHICAGO, ILL. 60643

NO TAXABLE CONSIDERATION

22677967

END OF RECORDED DOCUMENT