

# UNOFFICIAL COPY

(3)

63-07-1897

22 762 057

63-07-189D

(14-19)

This Indenture Witnesseth, That the Grantor, JRAN KILLER, a single  
 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 with unto the OAK PARK  
 TRUST AND SAVINGS BANK, a corporation of Illinois, as Trustee under the provisions of a trust agreement  
 dated the 15th day of June, 1970, known as Trust Number  
6203, the following described real estate in the County of Cook and State of Illinois,  
 to-wit:

SEE ATTACHED RIDER

This deed is conveyed on the conditional limitation that the percentage of ownership of said Grantees in the Common Elements shall be divested protanto and vest in the Grantees of the other units in accordance with the term of said Declaration and any amended Declarations recorded pursuant thereto, and the right of revocation is also hereby reserved to the Grantor herein to accomplish this result. The acceptance of this conveyance by the Grantees shall be deemed an agreement within the contemplation of the Condominium Property Act of the State of Illinois to a shifting of the Common Elements pursuant to said Declaration and to all the other terms of said Declaration, which is hereby incorporated herein by reference thereto, and to all the terms of each Amended Declaration recorded pursuant thereto.

22762057

Except under provisions of Paragraph D, Section 4,  
 Estate Transfer Tax

Notary Public  
 State of Illinois  
 My Comm. Expires 30.7.74

FORM

Property  
 Cook County Clerk's Office

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Unit 1623 as delineated on plat of survey of the following parcel of Real Estate: That part of Lots 1, 2, and 3 in Weathersfield Lake Quadre Homes, being a subdivision in the Northwest Quarter of Section 21, Township 4 North, Range 10 East of the Third Principal Meridian, in Cook County, Illinois which survey is attached as Exhibit "A" to that certain Declaration establishing a plan of Condominium Ownership made by Camparelli, Inc., as Grantor and recorded in the office of the recorder of deeds of Cook County, Illinois on January 30, 1973 as Document No. 22203942, together with its percentage interest in said parcel (excepting from said parcel all the property and space comprising all the units thereof as defined and set forth in said Declaration and survey).

The lien of this mortgage on the Common Elements shall be automatically released as to percentages of the Common Elements set forth in Amended Declarations filed of record in accordance with the Condominium Declaration recorded as Document No. 21-20-3942 and as amended and the lien of this mortgage shall automatically attach to additional Common Elements as such amended Declarations are filed of record, in the percentages set forth in such amended Declarations which percentages are hereby conveyed effective on the recording of such amended Declarations as though conveyed hereby.

22 762 057

Property of Cook County Clerk's Office

Property of COOK

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 parkways, 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 dedicate, to lease, to pledge or otherwise encumber said property, or any part thereof, to lease said property, or any part thereof, from time to time, in possession or reversion, by lease to commence in present or in 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 amend, change 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, and options 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 or charges of any kind, to release, convey or assign any right, title or interest in or about or easement 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 to the application of any purchase money, rent, or money borrowed or advanced on said premises, or 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 in this Indenture 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 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, any 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, 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 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 herein, herunto set her hand and seal, this 30th day of May, 1974

Grantor's Address: (BRAT) 10111 Lake St. (BRAT) Oak Park, Illinois (BRAT) John Keller (BRAT) 600 (BRAT)

This instrument prepared by John Dennis Bernard, Oak Park, Illinois

Vertical text on the left margin, possibly a date or reference number.

Vertical text on the right margin, including '22 762 057' and 'NO TAXABLE CONVEYANCE'.



# UNOFFICIAL COPY

STATE OF Illinois }  
COUNTY OF Cook } ss.

I, Judith A. Barnes

a Notary Public in and for said County, in the State aforesaid, do hereby certify that  
Jean Keller, 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 notary seal  
this 25th day of June

*Judith A. Barnes*



Property of Cook County Clerk's Office

COOK COUNTY, ILLINOIS  
FILED FOR RECORD  
JUN 25 '74 12 42 PM

Richard R. Olson  
RECORDED BY  
# 22762057

6-25-74

EX-100

Beed in Trust  
WARRANT DEED

TO  
OAK PARK TRUST &  
SAVINGS BANK  
TRUSTEE

Oak Park Trust & Savings Bank  
Lake and Maroon Streets  
OAK PARK, ILLINOIS

END OF RECORDED DOCUMENT