

# UNOFFICIAL COPY

DEED IN TRUST

1635113

22 925 473

QUIT CLAIM ~~XXXXXXXXXX~~

The above space for recorder's use only

63-10-252

THIS INDENTURE WITNESSETH, That the Grantor  
 RITA L. SLIMM, a spinster  
 of the County of Cook and State of Illinois for and in consideration  
 of Ten and No/100 dollars, and other good  
 and valuable considerations in hand paid, Conveys and Quit Claims unto  
 BANK OF RAVENSWOOD, an Illinois banking corporation, 1825 W. Lawrence Avenue, Chicago,  
 Illinois 60640, its successor or successors, as Trustee under a trust agreement dated the day of  
 October 0, 1974 known as Trust Number 1209, the  
 following described real estate in the County of Cook and State of Illinois, to-wit:  
 Lot 18 in E. A. Cummins' Lawdale Avenue Subdivision, a resubdivision  
 in Section 35, Township 39 North, Range 13, East of the Third  
 Principal Meridian, in Cook County, Illinois.

SUBJECT TO the perpetual easement for construction, reconstruction,  
 repair, maintenance, and operation of an intercepting sewer and drain  
 outlet together with all necessary appurtenances thereto as shown by  
 an order entered March 9, 1924 in Sanitary District of Chicago vs  
 Cerney Plekha and Company, et al and to Grant Document 11892152 from  
 Chicago Illinois Western Railroad and Illinois Western Railroad and  
 Illinois Central Railroad Company to City of Chicago, and to special  
 assessment for paving confirmed on July 2, 1973, known as Docket  
 No. 56638.

(Permanent Index No. 16.35.113.016000)

TO HAVE AND TO HOLD the real estate with its appurtenances upon the trusts and for the uses and purposes herein and in the trust agreement set forth.

Full power and authority is hereby granted to said trustee to subdivide and resubdivide the real estate or any part thereof, in fee simple, streets, highways or alleys and to vacate any subdivision or part thereof to execute contracts to sell or to lease or to execute grants of options to purchase, to execute contracts to sell on any terms to convey either with or without collaboration to convey or real estate or any part thereof to a successor or successors in trust and to grant in such successor or successors in trust all of the title, estate, powers and authorities vested in the trustee, to donate, to dedicate, to mortgage, or otherwise encumber the real estate or any part thereof to execute leases of the real estate, or any part thereof, from time to time in possession or reversion by leases to commence in present or future and up to any terms and for any period or periods of time, and to execute renewals or extensions of leases upon any terms and for any period or periods of time, and to execute amendments, changes or modifications of leases and the terms and provisions thereof at any time or times hereafter, to execute contracts to make leases and to execute options to lease and options to renew leases and options to purchase the whole or any part of the reversion, to execute contracts to make leases and to execute the manner of fixing the amount of present or future rentals to execute grants of easements or charges of any kind, to lease convey or assign any right, title or interest in or about or appurtenant to the real estate or any part thereof and to deal with the title to 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 title to the real estate to deal with it, whether similar to or different from the ways above specified and at any time or times hereafter.

In no case shall any party dealing with said trustee in relation to the real estate, or to whom the real estate or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by the trustee be obliged to see to the application of any purchase money, or money borrowed or advanced on the real estate, or be obliged to see that the terms of the trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of the trustee, or be obliged or privileged to inquire into any of the terms of the trust agreement, or any deed, trust deed, mortgage, lease or other instrument executed by the trustee in relation to the real estate shall be conclusive evidence in favor of any person relying upon or claiming under any such conveyance, lease or other instrument, (a) that at the time of the delivery thereof the trustee acted herein and by the trust agreement was in full force and effect; (b) that such conveyance or other instrument was executed in accordance with it; (c) that the 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 a fully vested with all the title, estate rights, powers, authorities, duties and obligations of it, his or their predecessor in trust.

The interest of each beneficiary under the trust agreement and of all persons claiming under them or any of them shall be only in the possession, earnings, and the avails and proceeds arising from the sale, mortgage or other disposition of the real estate, and such interest is hereby declared to be personal property, and no beneficiary shall have any title or interest, legal or equitable, in or to the real estate as such, but only an interest in the possession, earnings 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 has hereunto set her hand and seal this 10th day of October 1974

(SEAL) Rita L. Slimm (SEAL)

Rita L. Slimm

(SEAL) (SEAL)

State of Illinois I, the undersigned, a Notary Public in and for said County, in the state aforesaid, do hereby certify that Rita L. Slimm, 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 19th day of November 1974

*[Signature]*  
 Notary Public

247-55 S. Ridgeway Ave., Chicago

For information only insert street address of above described property.

1825 W. Lawrence Avenue  
 Chicago, Illinois 60640

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NO TAXABLE CONSIDERATION

This instrument was prepared and presented by  
 Otto J. Harned  
 Attorney at Law  
 3607 West 28th Street  
 Chicago, Illinois 60620

22 925 473

BOX 533 TO 105 L

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COOK COUNTY NOTES  
FILED FOR RECORD

Dec 5 '74 1 59 PM

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John J. Nardi  
17 West 20th Street

#22925473

Property of Cook County Clerk's Office

MAIL TO:  
Cook County Clerk  
107 North Dearborn

END OF RECORDED DOCUMENT