

# UNOFFICIAL COPY

DEED IN TRUST

22 992 738

WARRANTY

FEB 10 1974 5:41 47c 22 992 738  
The above space for Recorder's use only

5.0

THIS INDENTURE WITNESSETH. That the Grantor

JOHN R.H. WARD JR. and SUSAN M. WARD, his wife  
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 warrant 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  
November 25 1974 known as Trust Number 1216, the  
following described real estate in the County of Cook and State of Illinois, to-wit:

PARCEL 1: Unit 309 as defined in the following described parcel of real estate  
(hereinafter referred to as "Parcel"): Sub Lot A in Lot 3 in the First Resubdivision of part of  
Lot 1 in Village on the Lake Subdivision (Phase II), being a Subdivision of part of the South  
West Quarter of Section 29 and part of the North West Quarter of Section 32, Township 41  
North, Range II, East of the Third Principal Meridian, according to the plat thereof recorded  
January 25, 1971 as Document No. 21380121 in Cook County, Illinois which survey is attached  
as Exhibit A to Declaration of Condominium Ownership made by Chicago Title and Trust  
Company as Trustee under Trust No. 53436, recorded in the Recorder's Office of the Recorder  
of Deeds of Cook County, Illinois as Document No. 21956371, together with an undivided 1.07  
percent interest in said parcel (excepting from said parcel all the properties and space comprising  
all the units thereof as defined and set forth in said Declaration and survey), also  
PARCEL 2: Easement for the benefit of Parcel 1 as created by Declaration of Covenants for  
Village on the Lake Homeowners Association executed by Chicago Title and Trust Company, a  
corporation of Illinois as Trustee under Trust Agreement dated March 25, 1969 and known as  
Trust No. 53436 dated June 18, 1971 and recorded June 18, 1971 as Document No. 21517208  
and as created by Deed made by Chicago Title and Trust Company a corporation of Illinois, as  
Trustee under Trust Agreement dated March 25, 1969 and known as Trust No. 53436 to John  
R.H. Ward Jr. and Susan M. Ward dated September 1, 1972 and recorded November 1, 1972  
as Document 22105625 for ingress and egress over Lot 2 (except Sub Lot 2 (except Sub Lots  
"A", "B" and "C") in Village on the Lake Subdivision being a Subdivision of part of the  
South West Quarter of Section 29 and part of the North West Quarter of Section 32, Township,  
41 North, Range II East of the Third Principal Meridian, according to the plat thereof recorded  
January 25, 1971 as Document 21380121 in Cook County, Illinois.

22 992 738

Cook County Clerk's Office

# UNOFFICIAL COPY

08 32 101 004 & 08 29 302 003

(Permanent Index No. \_\_\_\_\_)

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, to dedicate parks, streets, highways or alleys and to create any subdivision or part thereof, to execute contracts to sell or exchange, or execute grants of options to purchase, to execute contracts to sell or exchange, or execute grants of options to purchase, to convey either with or without consideration, to convey the 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 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 upon 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 conditions 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 and to execute amendments, respecting the manner of fixing the amount of present or future rentals, to execute grants of easements or charges of any kind, to release, 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 purposes 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 and purposes 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, rent, or money borrowed or advanced on the real estate, or be obliged to see that the trust has 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, and every 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 every person relying upon or claiming under any such conveyance, lease or other instrument, as that at the time of the delivery thereof the trustee hereunder and by the trust agreement was in full force and effect, in that such conveyance or other instrument was executed in accordance with the trusts, conditions and limitations contained herein and in the trust agreement, or any amendments thereof and binding upon all beneficiaries, and that the trustee was duly authorized and empowered to execute and deliver the same, trust deed, lease, mortgage or other instrument and fully vested with all the title estate rights, powers, authorities, duties and obligations of the trustee 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 assets 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, assets 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 S 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 or otherwise.

In Witness Whereof the grantor S aforesaid have hereunto set their hands and seals this 9th day of December 1974

(SEAL) [Signature] (SEAL)  
(SEAL) [Signature] (SEAL)

INDIANA  
State of Illinois } ss. I, the undersigned, a Notary Public in and for said County, in  
County of Cook } the state aforesaid, do hereby certify that

John R. H. Ward Jr and Susan M. Ward his wife

personally known to me to be the same person, whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they 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 9 day of December 1974



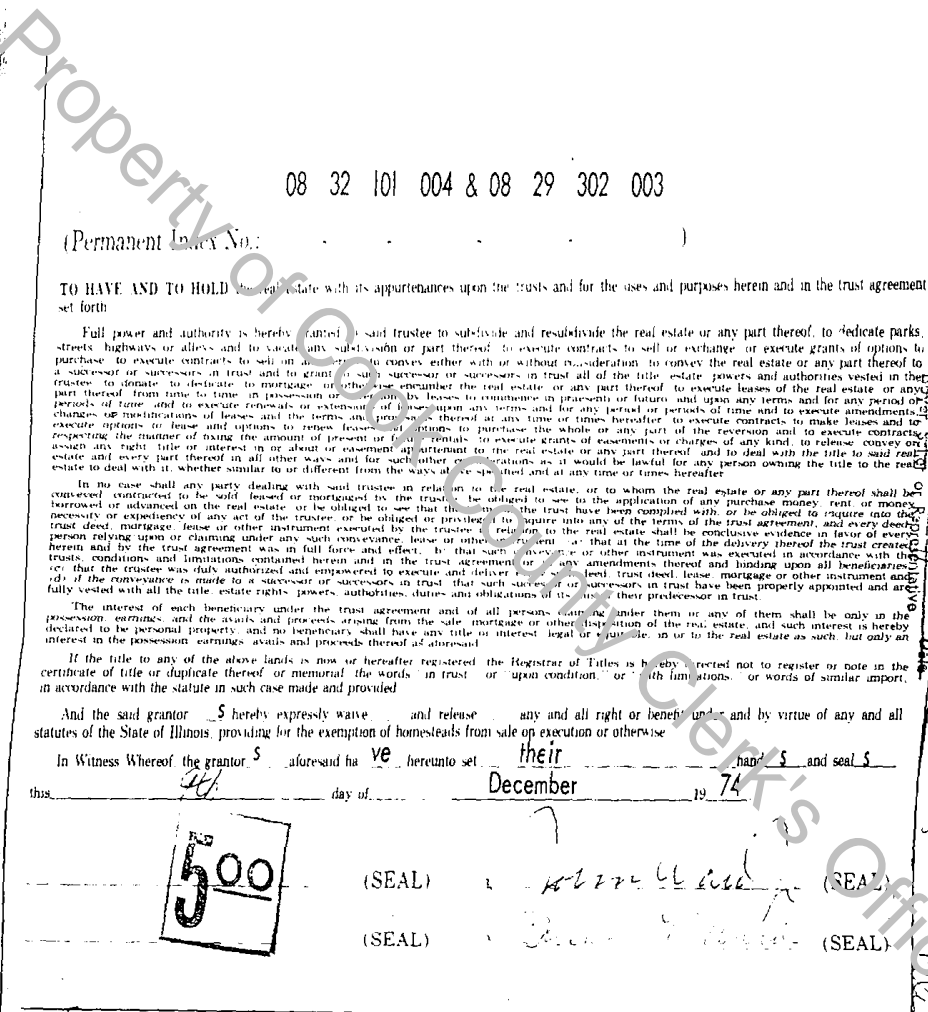
[Signature] Notary Public

BANK OF RAVENSWOOD  
CHICAGO, ILLINOIS 60640  
BOX 55

840 Wellington, Elk Grove Village

For information only insert street address of above described property.  
THIS INSTRUMENT WAS FORWARDED BY:  
RITA L. SLAMAN  
BANK OF RAVENSWOOD  
1825 WEST LAWRENCE AVE.  
CHICAGO, ILLINOIS 60640

EXEMPT UNDER PROVISIONS OF PARAGRAPH 5, SECTION 100-1-2005 OF THE CHICAGO TRANSFER TAX ORDINANCE.  
HE & WARD  
7/11/75  
742 738



END OF RECORDED DOCUMENT