

DEED IN TRUST

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The above space for recorder's use only

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THIS INDENTURE WITNESSETH, THAT THE GRANTOR, LOLA DONOFRIO, a Spinster 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 s and Warrant s unto AMALGAMATED TRUST & SAVINGS BANK, an Illinois banking corporation as Trustee under the provisions of a certain Trust Agreement, dated the 1st day of November 1972, and known as Trust Number 2348, the following described real stat in the County of Cook and State of Illinois to wit: Street address: 800 South Michigan Avenue

Legal description

Leasehold estate created by a certain indenture of lease made by Gail P. Nutty and Katherine G. Nutty, to McCormick Management Co., a corporation of Illinois, dated November 1, 1958, and recorded December 16, 1958, as Document 17405802, demising and leasing for a term of years beginning November 1, 1958 and ending October 31, 2057, the following described premises, to wit:

Lots 1 and 4 in Block 17 in fractional Section 15 Addition to Chicago in Section 15, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

TO HAVE AND TO HOLD the said real estate with the appurtenances, upon the trusts, and for the uses and purposes upon the limitations set forth in said Trust Agreement:

Full power and authority consistent with the above described Trust Agreement... is hereby granted to said Trustee to improve, manage, protect and subdivide said real estate or any part thereof, to dedicate parks, streets, highways or alleys and to vary and subdivide or part thereof, and to redivide said real estate as often as desired, to contract to sell, to grant options to purchase, to sell on any terms, to lease, 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 authorities 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, and any part thereof, from time to time, in possession or reversion, by leases to commence in the present or in the future, 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 to receive, the purchase price, the amount of present or future rents, or partition or to exchange said real estate, or any part thereof, for other real or personal property, the purchase price, the amount of present or future rents, or assign any right, title or interest in or about or adjacent appurtenant to said real estate 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 real estate 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 in 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 appropriation of any purchase money, rent or money borrowed or advanced on said real estate, or be obliged to see that the proceeds of this trust have been applied with or for the benefit of said real estate, or to inquire into the authority, necessity or expediency of any act of said Trustee, or to be obliged 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, or to be obliged to inquire into any of the terms of said Trust Agreement, shall be conclusive evidence in favor of every person (including the Register of Titles of said County) claiming under any such conveyance, lease or other instrument, and in said Trust Agreement as if 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 that such conveyance or other instrument was executed in accordance with the powers, limitations and limitations contained in this indenture and in said Trust Agreement and in all amendments thereof, if any, and holding upon all beneficiaries thereunder (of that said Trustee, or any successor in trust) as fully authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument and all 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, powers, authorities, duties and obligations of its, his or their predecessor in trust.

This conveyance is made upon the express understanding and conditions that neither Amalgamated Trust & Savings Bank, as Trustee, nor its successors or successors in trust shall incur any personal liability or be subjected to any claim, demand, or charge for anything or for any of the assets or proceeds of any trust or other activity from the sale or any other disposition of said real estate, and such interest is hereby declared to be a trust, 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 earnings, rents and proceeds thereof as aforesaid, the liability hereof being to vest in said Amalgamated Trust & Savings Bank, the entire legal and equitable title in the same 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 register of title or duplicate thereof, or in the records of the County of Cook, Illinois, any and all claims, demands, or charges for anything or for any of the assets or proceeds of any trust or other activity from the sale or any other disposition of said real estate, and all such claims, demands, or charges, liability being hereby expressly waived and released. Any contract obligation or indebtedness incurred or entered into by the Trustee in connection with said real estate shall be secured first by it in the name of the Trustee or its successors under said Trust Agreement as their attorney-in-fact, hereby irrevocably appointed for such purposes, or, at 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 incurred or entered into as 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, partnership and whatsoever shall be charged with notice of this condition from the date of the filing for record of this deed.

In Witness Whereof, the grantor, aforesaid has hereunto set her hand and seal this 14th day of November 1972.

[SEAL] Lola Donofrio [SEAL]
[SEAL] [SEAL]

STATE OF Illinois) RONALD A. FRIEDLAND) a Notary Public in and for said County of Cook) County, in the State aforesaid, do hereby certify that LOLA DONOFRIO, A Spinster

personally known to me to be the same person whose name is she subscribed to the foregoing instrument, appeared before me this 14th day of November 1972 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 discharge of her obligations.

GIVEN under my hand and official seal this 19th day of December 1972
My commission expires September 14, 1976

Mail to: AMALGAMATED TRUST & SAVINGS BANK
111 South Dearborn Street
Chicago, Illinois 60690
Attention: TRUST DEPARTMENT

NO TAXABLE CONSIDERATION

This space for affixing Stickers and Revenue Stamps

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OFFICE
22 162 478
Document Number

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COOK COUNTY, ILLINOIS
FILED FOR RECORD

Ernest R. Olson
RECORDER OF DEEDS

DEC 19 '72 3 03 PM

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Property of Cook County Clerk's Office

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