

This Indenture Witnesseth, That the Grantors

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Bernice F. Allen and Guy E. Allen, her husband,

of the County of Cook and State of Illinois for and in consideration of

and other good and valuable considerations in hand paid, Convey and Warrant unto the CHICAGO CITY BANK AND TRUST COMPANY, a corporation of Illinois, as Trustee under the provisions of a trust agreement dated the 14th day of May 1972, known as Trust Number 9705

6220974
1st DATE

the following described real estate in the County of Cook and State of Illinois, to-wit:

Lot 1 in Block 1 in Birkheffs Subdivision of the East 1/2 of the South West 1/4 of the South East 1/4 of Section 17, Township 38 North, Range 14 East of the 3rd Principal Meridian (except the North 3 3/4 acres and except the South 10 acres thereof and except so much, if any, of said premises as falls North of the South 16 1/4 acres of the East 1/2 of the South West 1/4 of the South East 1/4 of Section 17 aforesaid)

500

Subject to general taxes for the year 1973 and thereafter and to assessments, restrictions and conditions of record.



TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and for the uses and purposes herein 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 parks, streets, highways or alleys and to vacate any subdivision or part thereof, and to resubdivide said property as often as desired, to contract 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 mortgage, pledge or otherwise encumber, any property, or any part thereof, to lease said property, or any part thereof, from time to time, in possession or reversion, to 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 not to exceed, amend, change or modify leases and the terms and provisions thereof at any time or times hereafter, to contract to make, lease and to grant options to lease and options to renew leases and options to purchase the whole or any part of the reversion, as 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 assessments or charges of any kind, to release, grant or assign any right, title or interest in or about or appurtenant to said premises or any part thereof, and to do with said property and every part thereof in all other ways and for such other considerations as it would be lawful for any person owing 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 any 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 party relying upon or claiming under any such conveyance, lease or other instrument, (a) that at the time of the delivery thereof the same were executed in accordance with the trust agreement and in full force and effect, (b) that each 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 instrument thereto and binding upon all beneficiaries hereunder, and (c) that said trustee was fully 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 are fully vested with all the title, estate, rights, powers, authorities, duties and obligations of his, 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 dispositions 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 in fee, 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 sign 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 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 or otherwise.

In Witness Whereof, the grantors aforesaid do hereby certify that they are the persons whose names are subscribed to this indenture, and that they are the persons who have executed and delivered the same.

14th day of May 1972
(SEAL) Bernice F. Allen (SEAL)
(SEAL) Guy E. Allen (SEAL)

Trustee Address: 115 W. 65th, Chgo.

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UNOFFICIAL COPY

STATE OF ILLINOIS
COUNTY OF COOK

I, the undersigned

a Notary Public in and for said County, in the State aforesaid, do hereby certify that
Bernice F. Allen and Guy E. Allen, her husband,



personally known to me to be the same persons whose names B & F 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, insulating the release and waiver of the right of homestead.

GIVEN under my hand and notarial seal this 19th day of May A. D. 19 73

John A. Fitzgibbon, Jr.
Notary Public.

A COUNTY, ILLINOIS
LED FOR RECORD

William R. Olson
RECORDING CLERK

JUN 6 '73 1 54 PM

22351278

BOX 978

TRUST NO. 9705

Deed in Trust
WARRANTY DEED

TO
CHICAGO CITY BANK AND
TRUST COMPANY
TRUSTEE

55 321 518

END OF RECORDED DOCUMENT