

UNOFFICIAL COPY

DEED IN TRUST

23 415 792

QUIT CLAIM

The above space for recorder's use only

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-----(\$10.00)-----dollars, and other good

and valuable considerations in hand paid, Convey and Quit Claim 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

January 16th 1976 known as Trust Number 1837

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

Unit Number 167, as delineated upon the Plat of Survey thereon referred to as the "Plat" of the real estate (herein referred to as the "Parcel") described as follows, together with a permanent and perpetual easement for the exclusive use of Parking Space #8, as delineated on said Plat:

Lot 6 in Block 4 in Ingledew, addition to Ravenwood, a Subdivision of the South 21.37 acres of the North 31 acres of the Southeast one quarter of the Southeast one quarter of Section 7, Southwest one quarter of the Southwest quarter of Section 8, Township 40 North, Range 14 East of the Third Principal Meridian (lying West of Green Bay Road in Cook County, Illinois).

which plat is attached as Exhibit A to Declaration of Condominium Ownership (herein referred to as the "Declaration") made by Trustee and recorded in the Office of the Recorder of Deeds of Cook County, Illinois, as Document No. 23045319, together with an Undivided 12.069% interest in said Parcel (Except from said Parcel all the Property and Space comprising all the Units thereof as defined and set forth in said Declaration and Survey)

Trustee also hereby grants to Grantee and Grantor's successors and assigns, as rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of said property set forth in the aforementioned Declaration and Trustee reserves to itself, its successors and assigns, the rights and easements set forth in said Declaration for the benefit of the remaining property described therein; subject to: (1) real estate taxes for the current and subsequent years; (2) the Condominium Property Act of the State of Illinois, and the Declaration; (3) covenants, conditions and restrictions and building lines of record; (4) zoning and building laws or ordinances; (5) Grantee's mortgage, if any; (6) acts done or suffered by Grantor and (7) special taxes or assessments for improvements not yet completed; together with all tenements and appurtenances thereto belonging.

This Deed is subject to all rights, easements, restrictions, conditions, covenants, and reservations contained in said Declaration the same as though the provisions of said Declaration were recited and stipulated at length herein.

the attached deed represents a
quit claim pursuant to Paragraph
1 of the Trust Agreement Act.
Patricia J. Taylor

23 415 792

COOK COUNTY CLERK'S OFFICE

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See attached legal

(Permanent Index No. _____)

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

Full power and authority is hereby granted to said trustee to subdivide and vendible the real estate or any part thereof, to dedicate parks, streets, highways or alleys and to execute any subdivision of part thereof, to execute contracts to sell or exchange or execute grants of options to purchase to execute contracts to sell any part thereof, 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 in a fee simple power and authority vested in the trustee, to divide, to dedicate, to mortgage, or otherwise encumber the real estate, or any part thereof, to execute leases of the real estate in any part thereof, from time to time, on conditions or covenants, by lease in continuance in perpetuity or for any term or terms, and for any period or periods of time and to execute leases or assignments of leases upon any terms and for any period or periods of time and to execute assignments, 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 take leases and options to purchase the whole or any part of the premises and to execute contracts regarding the manner of using the premises or future details, to execute grants of easements or other rights in 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 considerations as it should be lawful for any one, exercising 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 in which the real estate or any part thereof shall be concerned be deemed to be bound by the trustee, or obliged to see to the satisfaction of any party, unless necessary, and no money borrowed or advanced by the real estate, or be obliged to see that the terms of the trust have been complied with, unless actually required to do so by the trustee, or by any part of the trustee, or be obliged or permitted to inquire into any of the terms of the trust agreement or any deed or 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 it, whether under any such conveyance, lease or other instrument, so that at the time of the delivery thereof the trustee had and by the trust agreement was in full force and effect, (b) that such conveyance or other instrument was executed in accordance with the trust conditions and provisions contained herein and in the trust agreement or in any instruments thereof and having legal effect, (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 in 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 the trustee in their predecessor as trustee.

The interest of such beneficiary under the trust agreement and of all persons claiming under them or any of them shall be subject to the provisions contained in the trust agreement and the trusts and powers arising from the sale, mortgage or other disposition of the real estate and such interest shall be subject to the personal property, and no beneficiary shall have any title or interest, legal or equitable, in or to the real estate as such, but only as directed in the provisions, conditions, trusts and powers thereof as aforesaid.

If the title to any of the above lands in trust or hereafter acquired, the Register of Titles is hereby directed not to register or note in a certificate of title or charge thereon, or otherwise, the title in trust, or upon resolution or with limitations, or words of similar import, in accordance with the statute in such case made and provided.

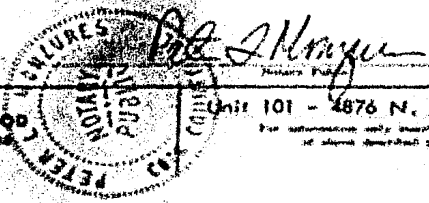
And the said trustee, hereby expressly warrants and releases from and by virtue of any and all covenants of the State of Illinois, providing for the exemption of beneficiaries from sale or execution of mortgages.

In Witness Whereof the grantor, above named, has hereunto set her hand and seal, this 16th day of March, 1976.

(SEAL) *Rita L. Slimm* (SEAL)
(SEAL) (SEAL)

I, the undersigned, a Notary Public in and for said County, in the State of Illinois, do hereby certify that Rita L. Slimm, a spinster personally known by me to be the same person, who was 18 years of age at the time she executed the foregoing instrument, appeared before me this day in person and acknowledged that she signed, sealed and delivered the same instrument as her free and voluntary act, for the uses and purposes therein set forth, and that she was at the time and was of the age of majority (Given under my hand and notarial seal this 5th day of March, 1976.

11.00



BANK OF RAVENSWOOD CHICAGO, ILLINOIS 60642 BOX 55 Unit 101 - 4876 N. Hermitage Ave., Chicago For statements only send check address of above mentioned company

I hereby declare that the attached transaction complies with the provisions of Section 4, of the Real Estate Law of Illinois.

Rita L. Slimm
3-10-76

23 415 792

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COOK
FILES

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Property of Cook County Clerk's Office

END OF RECORDED DOCUMENT