

UNOFFICIAL COPY

QUIT CLAIM
~~WARRANTY DEED~~ IN TRUST

1976 OCT 26 PM 12 39 23 686 755

001-26-76 272796 • 23686755 - A - Rec

Section 47
Buyer, Seller or Representative
Anthony J. Diasio

THIS INDENTURE WITNESSETH, That the Grantor,
Annette S. Anast, 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
and ~~Warranty~~ Quit Claim MIDWEST BANK AND TRUST COMPANY, a banking corporation duly organized and
existing as a banking corporation under the laws of the State of Illinois, and duly authorized to accept and
execute trusts with the State of Illinois, as Trustee under the provisions of a certain Trust Agreement, dated the
12th day of October 1976, and known as Trust Number
76-10-1850, the following described real estate in the County of _____ and State
of Illinois, to-wit:

Lot 7 in Block 9 in Boldenweck and Madsen's Subdivision
of Lots 4 and 5 in County Clerk's Division of that part
of the South East quarter of Section 22, Township 40 North
Range 13, East of the Third Principal Meridian, lying South
of Milwaukee Avenue, in Chicago, Inc Cook County, Illinois.**

This instrument prepared by: Anthony J. Diasio
Midwest Bank and Trust Company
1606 N Harlem Ave
Elmwood Park, Ill. 60635

10.00 E

SUBJECT TO

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

Full power and authority 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 vacate any subdivision or part thereof, and to resubdivide said real estate as often
as desired, to contract to sell, to grant options to sell, to sell on any terms, to convey 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 do so, to dedicate, to mortgage, to lease or otherwise encumber said real estate, or any part
thereof, to lease said real estate, or any part thereof, for any term of time, in possession or reversion, by 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 lease 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 lease 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 for the purchase of the whole or any part of the reversion, to partition or
to partition or to exchange said real estate, or any part thereof, or other real or personal property, to grant easements or charges of any kind,
to release, convey or assign any right, title or interest in or about or 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 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, or any successor in trust, in relation to said real estate, or to 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 application of any purchase money, rent or money borrowed or advanced on said real estate, or be obliged to see that the terms of this
trust have been complied with, or be obliged to inquire into the authority, capacity 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, or any successor in trust, in relation to said real estate shall be conclusive evidence in favor of every person (including the
Registrar of Titles of said county) relying upon or claiming under any such conveyance lease or other instrument, (a) 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, (b) that such 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 all amendments thereto, if any, and binding upon all beneficiaries thereof, (c) that said Trustee, or any successor in trust, 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 are fully vested with all
the title, estate, rights, powers, authorities, duties and obligations of its, his or their predecessor or predecessors in trust.

This conveyance is made upon the express understanding and condition that neither the Midwest Bank and Trust Company, Individually
nor as Trustee, nor its successor or successors in trust shall incur any personal liability or be subjected to any claim, judgment or decree
for anything it or they or its or their agents or attorneys may do or omit to do in or about the said real estate or under the provisions of this
Deed or said Trust Agreement or any amendment thereto, or for injury to persons or property happening in or about said real estate, and all
such liability being hereby expressly waived and released. Any contract, obligation or indebtedness created or entered into by the Trustee in
connection with said real estate may be entered into by it in the name of the then beneficiaries under said Trust Agreement as their attorney-in-
fact, hereby irrevocably appointed for such purposes, or at the selection of the Trustee, in its or a 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 except only
so 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 whomsoever and whatsoever shall be charged with notice of this condition from the date of the filing for record of
this Deed.

The interest of each and every beneficiary hereunder and under said Trust Agreement and of all persons claiming under them or any
of them shall be only in the earnings, profits and proceeds arising from the sale or any other disposition 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 as such, but only an interest in the earnings, profits and proceeds thereof as aforesaid, the intention hereby being to vest in said
Midwest Bank and Trust Company the entire legal and equitable title in fee simple, 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 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 said Trustee shall not be required to produce the said
Agreement or a copy thereof, or any extracts therefrom, as evidence that any transfer, charge or other dealing involving the registered lands
is in accordance with the true intent and meaning of the trust.

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 5th day of October 1976

Annette S. Anast (SEAL)
Catherine J. Lombardi (SEAL)

State of Illinois I, Catherine J. Lombardi
County of Cook SS. the state aforesaid, do hereby certify that
Annette S. Anast, a spinster

personally known to me to be the same person, whose name is
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 official seal this 15th day of October 1976
Catherine J. Lombardi
Notary Public

Grantee's address:
Midwest Bank and Trust Company
1606 N Harlem Ave
Elmwood Park, Illinois

4215 W Roscoe Chicago
For information only: insert street address of above described property.

This space for affixing Extra and Revenue Stamp

Exempt under provisions of Paragraph 10/21/76

Document Number 99-00350

END OF RECORDED DOCUMENT