

# UNOFFICIAL COPY

WARRANTY DEED IN TRUST

23. 806 595

The above space for recorder's use only

THIS INDENTURE WITNESSETH, That the Grantor

CHARLES KENNEDY AND WILLA MAE KENNEDY, his wife

of the County of Cook and State of Illinois for and in consideration of Ten and No/100ths Dollars, and other good and valuable considerations to hand paid, Convey and warrant unto THE DROVERS NATIONAL BANK OF CHICAGO, a National banking association (successor by merger to Drovers Trust and Savings Bank), Trustee under the provisions of a trust agreement dated the 29 day of June 19 70, known as Trust Number 70170, the following described real estate in the County of Cook and State of Illinois, to-wit:

Lot 30 (except the West 90.50 Feet thereof) in Block 3 in E.W. Wood's Normal Park Subdivision of South West 1/4 of North West 1/4 of Section 28, Township 38 North, Range 14 (except Railroad Right of Way) in Cook County, Illinois

ALSO The East 34.0 Feet of the West 90.50 Feet of Lot 30 in Block 3 in E.W. Wood's Normal Park Subdivision of South West 1/4 of North West 1/4 of Section 28, Township 38 North, Range 13 East of the Third Principal Meridian (except Railroad Right of Way) in Cook County, Illinois

ALSO The West 56.50 Feet of Lot 30 in Block 3 in E.W. Wood's Normal Park Subdivision of South West 1/4 of North West 1/4 of Section 28, Township 38 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois (except Railroad Right of Way) in Cook County, Illinois

TO HAVE AND TO HOLD the said premises 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 premises or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivisions or part thereof, and to resubdivide said property as often as desired, to contract to sell, 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 said property, or any part thereof, to lease said property, 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 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 conveyance and 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 easements or charges of any kind, to lease, convey or make any right, title or interest in or about or appurtenant to said premises or any part thereof, and to deal with said property and every part thereof in all other ways and for such other considerations as it could 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 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 approval of this 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 person 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 some amendment thereof and binding upon all beneficiaries thereunder, (c) that said 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 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.

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 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, avails and proceeds thereof as aforesaid.

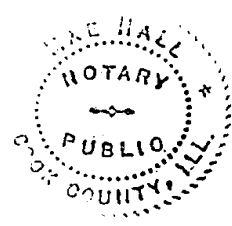
If the title to any of the above lands is now or hereafter registered, the Registrar of Titles is hereby directed not to register or note in the certificate of title or duplicate thereof, or memorial, the words "in trust", or "upon condition", or "with limitations", or words of similar import, in accordance with the statute in such case made and provided.

And the said grantor 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 hand and seal this 21st day of February, 1974

Willie Mae Kennedy (Seal) Charles Kennedy (Seal)

State of Illinois ss. I, Willie Mae Kennedy a Notary Public in and for said County, County of Cook the state aforesaid, do hereby certify that Charles and Willie Mae Kennedy personally known to me to be the same person S whose name S subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument as a 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 21st day of February, 1974



The Drovers National Bank of Chicago

649 W. 73rd Street

For information only Insert street address (or general location) of above described property.

Grantee's address: Box 538, 1342 W. 47th St. Chicago, Ill. 60609

RECORDED BY  
CHICAGO, ILLINOIS 60609

1000

Date 23 806 595

Empty under any of the space for any notes and remarks  
Real Estate  
3/1/77  
Section 1

UNOFFICIAL COPY

TRUST NO \_\_\_\_\_

BOX 538

**Deed in Trust**  
WARRANTY DEED

THE  
DROVERS NATIONAL  
BANK  
of  
CHICAGO

Property of Cook County Clerk's Office

COOK COUNTY, ILLINOIS  
FILED FOR RECORD  
FEB 13 09 PM '11

*Richard A. Wilson*  
RECORDER OF DEEDS  
\*23806595

END OF RECORDED DOCUMENT