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DEED IN TRUST

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Form 191 Rev. 11-71

The above space for recorder's use only

② 473753 32667 65-08-934

THIS INDENTURE WITNESSETH, THAT THE GRANTOR, Blanche Kirian, 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/ WOODRICK INTO AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, a national banking association whose address is 33 No. LaSalle Street, Chicago, Illinois, as Trustee under the provisions of a certain Trust Agreement, dated the 12th day of January 19 77, and known as Trust Number 39898, the following described real estate in the County of Cook and State of Illinois, to wit:

As legally described in Exhibit "A" attached hereto and made a part hereof and commonly known as Unit 3011 at The 2626 Lakeview Condominium, 2626 North Lakeview, Chicago, Illinois.

11.00

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 to create any subdivision 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 convey either with or without consideration, to lease 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, power and authorities vested in said Trustee, to donate, 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, from time to time, in person or reversion, by leases to commence in present or in future, and upon any terms and for any period or periods of time, and exceeding in the case of any single lease the term of 100 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 real estate and to contract for the purchase of the same at present or future terms, to partition or to exchange said real estate, or any part thereof, for 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 connected with 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, 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, 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 thereunder, (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 duly 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 American National Bank and Trust Company of Chicago, individually or as Trustee, nor its successor or successors in trust shall incur any personal liability or be subjected to any claim, judgment or decree for any act of it 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 person or property happening in or about said real estate, any and all such 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 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 election of the Trustee, in its own name, as Trustee of an express trust and not fiduciarily (and the Trustee shall have no obligation whatsoever with respect to any such contract) in its own name, in the name of the beneficiaries 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, avails and proceeds arising from the sale or any other disposition of said real estate, and such interest is hereby declared to be personal, 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, avails and proceeds thereof as aforesaid, the inheritance hereof being to vest in said American National Bank and Trust Company of Chicago 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 register any 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 waives S. and release S. and all right and benefit under and by virtue of any and all statutes of the State of Illinois, prohibiting for exemption or homesteads from sale on execution or otherwise.

In Witness Whereof, the grantor aforesaid has hereto set her hand and seal this 12th day of January 19 77. Blanche Kirian

P. JOHANSEN, Notary Public in and for said County of Cook, Illinois, County, in the State aforesaid, do hereby certify that Blanche Kirian, a spinster

personally known to me to be the same person, whose name is subscribed to 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 seal this 12th day of January A.D., 19 77.

My Commission Expires Notary Public

This space for affixing Riders and RESYN'S Stamp Paragraph 5, Section 4.7. Section 2001 286 Exempt under PROVISIONS of Paragraph 5, Section 4.7. Section 2001 286 Real Estate Transfer Tax Act

Buyer, Seller or Representative

1-29-77 Date

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American National Bank and Trust Company of Chicago Box 221

Unit 3611, The 2626 Lakeview Condominium 2626 N. Lakeview, Chicago, Illinois For information only insert street address of above described property.

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Property of Cook County Recorder's Office

EXHIBIT "A"

Unit No. 3011 as delineated on survey of the following described parcel of real estate (hereinafter referred to as "Parcel"):

Lots 13, 14, 15 and 16 in Subdivision of Block 3 of Out Lot "A" of Wrightwood, being a Subdivision of the South West Quarter of Section 28 Township 40 North, Range 14, East of the Third Principal Meridian, according to the plat thereof recorded November 17, 1886 as document 773976 in Book 24 of Plats, Page 31 in Cook County, Illinois, which survey is attached as Exhibit "A" to Declaration of Condominium ownership for the 2626 Lakeview Condominium Association made by American National Bank and Trust Company of Chicago, as Trustee under Trust Agreement dated May 4, 1967 and known as Trust No. 25000 and recorded in the Office of the Recorder of Deeds of Cook County, Illinois as Document No. 23671679 together with an undivided .155 per cent interest in said Parcel (excepting from said Parcel all the property and space comprising all the Units as defined and set forth in said Declaration and Survey).

Commonly known as Unit 3011 at the 2626 Lakeview Condominium, 2626 North Lakeview Avenue, Chicago, Illinois.

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COOK COUNTY, ILLINOIS
FILED FOR RECORD

FEB 4 10 10 AM '77

Sidney K. Gilson
RECORDER OF DEEDS

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Property of Cook County Clerk's Office

END OF RECORDED DOCUMENT