

DEED IN TRUST
(WARRANTY)

1977 FEB 16 PM 12:33

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FLB-16-77 327482 23822095 A -- Rec

10.15

(The Above Space For Recorder's Use Only)

THIS INDENTURE WITNESSETH, that the Grantor s. Ronald R. Cierny and Arlene M. Cierny, his wife of the County of Cook and State of Illinois for and in consideration of the sum of TEN (\$10.00) Dollars, (\$ 10.00), in hand paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged, Conveyance and Warranty unto First State Bank & Trust Company of Franklin Park, an Illinois banking corporation of Franklin Park, Illinois, and duly authorized to accept and execute trusts within the State of Illinois, as Trustee under the provisions of a certain Trust Agreement, dated the 12th day of August, 1976, and known as Trust Number 194, the following described real estate in the County of Cook and State of Illinois, to-wit:

Lot 4 in Block 19 in Parkley Square Unit No. 6, a subdivision in the Northeast 1/4 of the Northeast 1/4 of Section 18, Township 42 North, Range 11, East of the Third Principal Meridian, according to the plat thereof recorded August 16, 1967 as Document No. 20-231-041 in Cook County, Illinois

Exempt under provisions of paragraph F, Section 4, Real Estate Transfer Tax Act 10-23-76 Richard A. Hirschenbein, Representative

TO HAVE AND TO HOLD the said real estate with the appurtenances, unto the Trustee, as to the uses and purposes herein and in said Trust Agreement set forth.

Full power and authority is hereby granted to said Trustee with respect to the real estate or any part or parts of it, and at any time or times to improve, manage, protect and subdivide said real estate or any part thereof, to contract to sell, to grant options to purchase, 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, power and authorities vested in said Trustee, to donate, to mortgage, pledge or otherwise encumber said real estate, or any part thereof, to lease said real estate, or any part thereof, from time to time, in possession or reversion, by leases to commence in the present or in the 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 10 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 to grant options to purchase 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 reversion and to contract respecting the manner of fixing the amount of price or future rental, 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 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 shall 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 the trust property, or be obliged to see that the terms of the 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 trust property 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 its delivery thereof the trust created 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 herein and in said Trust Agreement or in any amendments thereof, if any, and is binding upon all beneficiaries hereunder, (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 the trust or their predecessor in trust.

This conveyance is made upon the express understanding and condition that the Grantor, neither 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 anything in or by or for its or their assets or attorneys may do or omit to do in or about the said real estate or under the provisions of the 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, 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 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, avails and proceeds arising from the sale or any other disposition of the trust property, and such interest is hereby irrevocably appointed for such purposes, and no beneficiary hereunder shall have any title or interest, legal or equitable, in or to said trust property as such, but only an interest in the earnings, avails and proceeds thereof as aforesaid, the intention hereof being to vest in the Trustee the entire legal and equitable title in fee simple, in and to all of the trust property above described.

If the title to any of the trust property 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 S. Arlene M. Cierny hereby expressly waives and releases any and all right or benefits 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. Arlene M. Cierny and Ronald R. Cierny hereunto set their hand S. Arlene M. Cierny and seal S. Ronald R. Cierny this 2nd day of October, 1976

STATE OF Illinois
COUNTY OF Cook

I, Richard A. Hirschenbein, the undersigned, a Notary Public in and for said County, in the State of Illinois, do hereby certify that Ronald R. Cierny and Arlene M. Cierny, his wife personally known to me to be the same person S. Arlene M. Cierny whose name S. Ronald R. Cierny are 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, including the release and waiver of the right of homestead.

GIVEN under my hand and Notarial Seal this 2nd day of October, 1976
Commission expires October 5 1982 Richard A. Hirschenbein NOTARY PUBLIC

Document Prepared By: Richard A. Hirschenbein, Esq.
4759 North Harlem Avenue
Harwood Heights, Illinois 60656
ADDRESS OF PROPERTY: 407 W. Kingsbury Drive
Arlington Heights, Illinois
THE ABOVE ADDRESS IS FOR STATISTICAL PURPOSES ONLY AND IS NOT A PART OF THIS DEED.
SEND SUBSEQUENT TAX BILLS TO: _____ (Name)

(Address)

STAMP: AFFIX "RIDERS" OR REVENUE STAMPS HERE

STAMP: 1000

STAMP: COOK COUNTY ILLINOIS

STAMP: 23822095 DOCUMENT NUMBER

UNOFFICIAL COPY

RETURN TO: First State Bank & Trust Company
of Franklin Park
10101 West Grand Avenue
Franklin Park, Illinois 60131

TRUST NO. 194

DEED IN TRUST
(WARRANTY DEED)

TO

First State Bank & Trust Company
of Franklin Park
Franklin Park, Illinois
TRUSTEE

23822096

FORM 307 218 (REV. 11/79)



Property of Cook County Clerk's Office

23822096

END OF RECORDED DOCUMENT