

# UNOFFICIAL COPY

23 895 948

This Indenture Witnesseth, THAT THE GRANTOR JUDITH A. COX,  
a spinster

of the County of Cook and State of Illinois for and in consideration  
of Ten and No/100 Dollars, and other good and valuable considerations in  
hand paid, conveyed and quit claims unto the SKOKIE TRUST AND SAVINGS BANK, an Illinois corporation  
located at Skokie, Illinois, as Trustee under the provisions of a trust agreement dated the 26th  
day of July, 1965, known as Trust Number 90-011-1, the following described  
real estate situated in the County of Cook and State of Illinois, to wit:

Lots 13 and 14 in Matner and Taft's Addition to Chicago, a Subdivision of that part  
of the South half of the South West quarter of Section 31,  
Township 40 North, Range 14 East of the Third Principal Meridian, lying North  
and East of Milwaukee Avenue in Cook County, Illinois.

SUBJECT TO None

This Deed Prepared By: James S. Jarvis, One IBM Plaza, Ste. 4500, Chicago, IL 60611

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 and vested in said trustee to improve, manage, protect and subdivide  
said premises or any part thereof, to dedicate parks, streets, highways or alleys and to execute any subdivision or part thereof,  
and to redivide said property as often as desired, to contract to sell, to grant options to purchase, or sell on any terms,  
to convey either with or without consideration, to donate, to dedicate, to mortgage, pledge or otherwise encumber said  
property or any part thereof, to lease said property, or any part thereof, from time to time, in possession or reversion, by  
leases to commence *in present* or *in futuro*, and upon any terms and for any period or periods of time, not exceeding in the  
case of any single demise the term of 98 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 con-  
tract to make leases and to grant options to lease and options to renew leases and options to purchase by, whole or any  
part of the reversion 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 release, convey or assign any right, title or interest in or about or easement appurtenant to said premises, to do any part  
thereof, and to deal with said property and any 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. Any such power and authority granted to the Trustee shall not be exhausted by the  
use thereof, but may be exercised by it from time to time and as often as occasion may arise with respect to all or any part  
of the trust property.

In no case shall any person 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 applica-  
tion of any purchase money, rent or money borrowed or advanced on said premises, or be obliged to see that the terms of  
this trust and said trust agreement have been complied with, or be obliged to inquire into the necessity or expediency of any  
act of said Trustee, or be privileged to inquire into any of the terms of said trust agreement, and every deed, trust  
deed, mortgage, lease or other kind of 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, mortgage, lease,  
or other instrument, and (d) if the conveyance is made by a successor or successors in trust, that such successor or suc-  
cessors 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 said  
Trustee shall not be required to produce the trust 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 releases and waives all rights under and by virtue of the homestead exemption  
laws of the State of Illinois.

IN WITNESS WHEREOF, the grantor aforesaid has hereunto set her hand and seal this  
19th day of February, 1977

SKOKIE TRUST AND SAVINGS BANK  
4400 OAKTON STREET  
SKOKIE ILLINOIS  
OR 4-4400

Judith A. Cox, a spinster

(SEAL)

(SEAL)

(SEAL)

(SEAL)

23 895 948

4-8877

REGISTRY OF TITLES

Property of Cook County Clerk's Office

STATE OF Illinois )  
COUNTY OF Cook ) SS

APR 21 10 21  
APR-21-77 360432 • 23895948 • A — Rec 10.00

NANETTE L. MORFORD

a Notary Public in and for said County, in the State aforesaid, do hereby certify

that JUDITH A. COX, 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 and deed 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 19th day of February, A.D. 1977



23895948

CONVEYANCE IN TRUST

DEED

JUDITH A. COX,  
a spinster

To

Skokie Trust and Savings Bank

AS TRUSTEE

Trust No.

90-011-1

Address of Property

SKOKIE TRUST AND SAVINGS BANK  
4400 OAKTON STREET  
SKOKIE, ILLINOIS

OR 4-4400