

# UNOFFICIAL COPY

2-GLG  
Order No. 65-24-402 "C"

This Indenture Witnesseth, That the Grantor 23 977 279  
Richard E. Zulkey, a bachelor

of the County of Cook and the State of Illinois for and in consideration of Ten and no/100 Dollars, and other good and valuable consideration in hand paid, Convey... and Warrant... unto NORTHWEST NATIONAL BANK of Chicago, a national banking association, of Chicago, Illinois, its successor or successors as Trustee under the provisions of a trust agreement dated the 15th day of JUNE 1977 known as Trust Number 2353, the following described real estate in the County of Cook and State of Illinois, to-wit:

SEE ATTACHED

"Exempt under provisions of Paragraph (c) Section 4, Real Estate Transfer Tax Act."

06/20/77  
Date

Gregory L. Gannon  
Attorney, Seller or Representative  
Gregory L. Gannon, Agent

23 977 279

Permanent Real Estate Tax Nos. 09-36-419-090  
09-36-419-060  
09-36-419-058  
09-36-419-059  
09-36-419-077  
09-36-419-073

Exempt under provisions of paragraph (c) Sec. 200, 1-4 (B) of the Chicago Transaction Tax Ordinance (Gregory L. Gannon, Agent)

Richard E. Zulkey  
TO HAVE AND TO HOLD the said premises with the appurtenances, upon the trusts and for 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 subdivision 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, or any part thereof, from time to time, in possession or reversion, by leases 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 demise the term of 198 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 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 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 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 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 application of any purchase money, rent, or money borrowed or advanced on said premises, or be obliged to see that the terms 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 cases 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... aforesaid ha... hereunto set... his... hand... and seal... this 23rd day of May 19 77

(SEAL)

Richard E. Zulkey  
Richard E. Zulkey (SEAL)

Box No. 533

N.B.: Mailing instructions on reverse side of this instrument.

1024001

# UNOFFICIAL COPY

RETURN TO  
Transfer Desk

STATE OF Illinois  
COUNTY OF Cook

SS.

1977 JUN 21 AM 9 46

Kimberly J. Daly

394064 - 23977279 - A - Rec 11.00

a Notary Public in and for said County, in the State aforesaid, do hereby certify that Richard E. Zulkey, a bachelor

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 \_\_\_\_\_ he \_\_\_\_\_ signed, sealed and delivered the said instrument  
as \_\_\_\_\_ his \_\_\_\_\_ 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  
23rd day of \_\_\_\_\_ May \_\_\_\_\_ A. D. 1977.

Kimberly J. Daly  
Notary Public.

Property of Cook County Clerk's



23977279

IN DUPLICATE

Box 246

Trust No.

Deed in Trust  
WARRANTY DEED

ADDRESS OF PROPERTY

TO  
NORTHWEST NATIONAL BANK OF CHICAGO  
IRVING PARK AND CIGERO AT MILWAUKEE  
TRUSTEE

NWNB

245779

JUN 21 9 37 AM '77

Richard E. Zulkey  
REGISTRAR OF DEEDS

245779

CHICAGO TITLE AND TRUST COMPANY,  
111 West Washington Street,  
Chicago, Illinois (60602)  
ATTN: Mr. Gregory L. Gannon,  
National Escrow Department  
111 West Washington Street,  
Chicago, Illinois (60602)  
MAIL RECORDED INSTRUMENT TO:

23977279

# UNOFFICIAL COPY

Parcel A:

That part of Lot 10 lying Northerly of a line drawn 33 feet Northerly of a line described as follows:

Beginning at a point on the East line of Section 36 aforesaid, said point being 197.05 feet North of the South East corner of Section 36 aforesaid; thence West along a line (being the center line of West Isham Street extended West) which forms an angle of 88 degrees 31 minutes 50 seconds with the East line of Section 36 aforesaid measured from South to West a distance of 165.51 feet to a point; thence Southwesterly along a line which forms an angle of 22 degrees 57 minutes 45 seconds with a prolongation of the last described course measured from West to South West a distance of 533.39 feet to a point on the South line of Section 36 aforesaid; said point being 34.10 feet West of the intersection of the Southwesterly right of way line of the Chicago and Northwestern Railway Company, with the South line of Section 36 aforesaid, in Gunther's Subdivision of Lot 6 of the Subdivision of that part of the East 1/2 of the South East 1/4 of Section 36, Township 41 North, Range 12 East of the Third Principal Meridian.

also

Parcel B:

Lot 11 (except that part thereof lying Southerly of a line 33 feet Northerly of the following described line) beginning at a point on the East line of Section 36 aforesaid, said point being 197.05 feet North of the South East corner of Section 36 aforesaid, thence West along a line (being the center line of West Isham Street, extended West) which forms an angle of 88 degrees 31 minutes 50 seconds with the East line of Section 36 aforesaid measured from South to West a distance of 165.51 feet to a point, thence Southwesterly along a line which forms an angle 22 degrees 57 minutes 45 seconds with a prolongation of the last described course measured from West to South West, a distance of 533.39 feet to a point on the South line of Section 36, aforesaid said point being 34.10 feet West of the intersection of the Southwesterly right of way line of the Chicago and Northwestern Railway Company with the South line of Section 36 aforesaid in Gunther's Subdivision of Lot 6 of the Subdivision of that part of the East 1/2 of the South East 1/4 of Section 36, Township 41 North, Range 12 East of the Third Principal Meridian

also

Parcel C:

The Easterly 1/3 of Lot 5 (except the Northeasterly 163 feet) in the Subdivision of that part of the East 1/2 of the South East 1/4 of Section 35, Township 41 North, Range 12 East of the Third Principal

Meridian lying North of the railroad

also

Parcel D:

Lot 12, Lot 13 and Lot 14 (except the Northeasterly 20 feet of said Lot 14, and except that part thereof taken for public alley by Plat of Dedication registered as Document No. 1417831 in Gunther's Subdivision of Lot 6 of the Subdivision of that part of the East 1/2 of the South East 1/4 of Section 36, Township 41 North, Range 12 East of the Third Principal Meridian lying North of the railroad

also

Parcel E:

All that part of the Northwesterly and Southeasterly 16 foot public alley lying Northeasterly of and adjoining the Northeasterly line of Lots 12 and 13 lying Southwesterly of and adjoining the Southwesterly line of Lot 14 and lying Northwesterly of and adjoining the Southeasterly line of said Lot 12 produced Northeasterly 16 feet in Gunther's Subdivision of Lot 6 of the Subdivision of that part of the East 1/2 of the South East 1/4 of Section 36, Township 41 North, Range 12 East of the Third Principal Meridian lying North of the railroad in Cook County, Illinois

23 977 279

END OF RECORDED DOCUMENT