

# UNOFFICIAL COPY

DEED IN TRUST

This instrument prepared by Attorney  
E. Tremayne Brigham, 100 N. LaSalle St., Chgo 60602

QUIT CLAIM

The above space for recorder's use only

THIS INDENTURE WITNESSETH, That the Grantor

23 010 087

**JOHNNY SMITH and HAZEL SMITH, his wife,**  
of the County of **Cook** and State of **Illinois** for and in consideration  
of **TEN (\$10.00)** \* \* \* \* \* dollars, and other good  
and valuable considerations in hand paid, Convey and Quit Claim unto  
**EXCHANGE NATIONAL BANK OF CHICAGO**, a National banking association, its successor  
or successors, as Trustee under a trust agreement dated the **27th** day of  
**February**, 19 **75**, known as Trust Number **29924**, the following  
described real estate in the County of **Cook** and State of Illinois, to-wit:  
Lot 12 (except that part of lot 12 described as follows: Commencing  
at the SW corner of said Lot 12; thence North along the West line of  
said Lot 12 a distance of **3 3/8** inches; thence East to a point in the  
East line of said Lot 12 which is **2** inches North of the SE corner of  
said Lot 12; thence South 2 inches to the SE corner of said Lot 12,  
thence West along the South line of said Lot 12 to the place of  
beginning in Block 4 in George A. Chamber's Subdivision of part  
West of Railroad of the N<sup>1</sup>/<sub>2</sub> of the W<sup>1</sup>/<sub>2</sub> of the NW<sup>1</sup>/<sub>4</sub> of Section 33,  
Township 38 North Range 14, East of the 3rd principal Meridian in  
Cook County, Illinois.

(More commonly known as **7915 South Halsted, Chicago, Ill.**)

(Permanent Index No.: **20-33-100-028**)

TO HAVE AND TO HOLD the real estate with its appurtenances unto the trustee and for the uses and purposes herein and in the trust agreement set forth.

Full power and authority is hereby granted to said trustee to subdivide and resubdivide the real estate or any part thereof; to dedicate parks, streets, highways and alleys and to vacate any subdivision or part thereof; to execute contracts to sell or exchange, or execute trusts of options to purchase, to execute contracts to sell on any terms, to convey either with or without consideration; to convey the 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, powers and authorities vested in the trustee; to donate, to dedicate, to mortgage, or otherwise encumber the real estate, or any part thereof; to execute leases of the real estate, or any part thereof, from time to time, in possession or reversion, by leases to come, in the present or future, and upon any terms and for any period or periods of time, and to execute renewals or extensions of leases upon any terms and for any period or periods of time and to execute amendments, changes or modifications of leases and the terms and provisions thereof at any time or times hereafter; to execute contracts to make leases and to execute options to lease and options to renew leases and options to purchase the whole or any part of the reversion and to execute contracts respecting the manner of fixing the amount of present or future rentals, to execute grants of easements or charges of any kind; to release, convey or assign any right, title or interest in or about or appurtenant to the real estate or any part thereof, and to deal with the title to said real estate and every part thereof in all other ways and for such other considerations as he or she may deem lawful for any person owning the title to the real estate to deal with it, whether similar to or different from the ways above specified and at any time or times hereafter.

In no case shall any party dealing with said trustee in relation to the real estate, or to the real estate or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by the trustee, be obliged to see that the terms of the trust have been complied with, or be obliged to inquire into the borrowed or advanced on the real estate, or be obliged to see that the terms of the trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of the trustee, or be obliged or privileged to inquire into any of the terms of the trust agreement; and every deed, mortgage, lease or other instrument executed by the trustee in relation to the 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 herein and by the 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 the trust agreement or in any amendments thereto, and binding upon all beneficiaries, (c) that the 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 predecessors in trust.

The interest of each beneficiary under the trust agreement and of all persons claiming under them or any of them shall be only in the possession, earnings, and the avails and proceeds arising from the sale, mortgage or other disposition of the real estate and such interest is hereby declared to be personal property, and no beneficiary shall have any title or interest, legal or equitable, in or to the real estate, or any part thereof, but only an interest in the possession, earnings, avails and proceeds thereof as aforesaid.

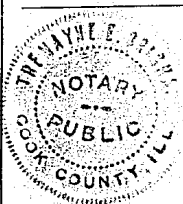
If the title to any of the above lands is now or hereafter registered, the Registrar of Titles is hereby directed not to register or note in the certificate of title or duplicate thereof, or memorial, the words "in trust," or "upon condition," or "with limitations," or words of similar import, in accordance 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, **JOHNNY SMITH** and **HAZEL SMITH** hereunto set their hands and seals this **28th** day of **February**, 19 **75**.

*Johnny Smith* (SEAL) *Hazel Smith* (SEAL)  
**JOHNNY SMITH** (SEAL) **HAZEL SMITH** (SEAL)

State of **Illinois** )  
County of **Cook** ) ss. **TREMAYNE E. BRIGHAM** Notary Public in and for said County, in the state aforesaid, do hereby certify that **Johnny Smith and Hazel Smith, his wife,**



personally known to me to be the same person, whose name **they** are **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 **28th** day of **February**, 19 **75**.

*Tremayne E. Brigham*  
Notary Public

EXCHANGE NATIONAL BANK OF CHICAGO  
Box 132

7915 S. Halsted, Chgo.  
For information only insert street address of above described property.  
ADDRESS OF GRANTEE: LA SALLE AND ADAMS  
CHICAGO, ILL. 60690

This space for affixing Illinois and Revenue Stamps

Exempt under provisions of Paragraph 4, Section 4, Real Estate Transfer Tax Act.

*E. Tremayne Brigham*  
Buyer, Seller or Representative

20-33-75 Date

Document Number  
23 010 087

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RECORDER OF DEEDS  
COOK COUNTY ILLINOIS

*Shirley R. White*  
1975 MAR 3 PM 12 39

HAR-3 -75 955589 • 23010087 • A --- Rec 5.00

Property of Cook County Clerk's Office

5.00

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END OF RECORDED DOCUMENT