

UNOFFICIAL COPY

Walker
DEED IN TRUST
63-75-0007

23 065 210

Form 191 Rev. 11-71

The above space for recorder's use only

THIS INDENTURE WITNESSETH, THAT THE GRANTOR, JAMES WALKER,
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 sum paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged, Convey, s
and warrant s unto 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 15th day of April 1975, and known as Trust Number 90797, the fol-
lowing described real estate in the County of Cook and State of Illinois, to wit: Lot 14 and the
North 1/2 of Lot 15 in Sub-Block 1 in James Morgan's Subdivision of the East 1/2
of Block 10 of Sheffield's Addition to Chicago in the South East 1/4 of the North
East 1/4 of section 32, Township 40 North, Range 14 East of the Third Principal
Meridian, in Cook County, Illinois.

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

April 25 1975
Date

James Walker
James Walker

Exempt under provisions of Paragraph e, Section 200.1-2B6 of the Chicago
Transaction Tax Ordinance.

April 25, 1975
Date

James Walker
James Walker

5.00

TO HAVE AND TO HOLD the said real estate with the appurtenances, upon the terms, and for the uses and purposes herein and in said Trust Agreement
set forth below.

Full power and authority is hereby granted to said Trustee to improve, manage, lease, and subdivide said real estate or any part thereof, to dedicate parks,
streets, highways or alleys to vacant any subdivision or part thereof, and to retain all said real estate as often as desired, to construct walls, 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 surety,
creditor or trustee, to grant such successive or successions in trust all of the title, estate, property and authorities vested in said Trustee, to donate, to dedi-
cate to a college, place of worship, or other charitable institution, to let and hire said real estate, or any part thereof, from time to time, in posses-
sion or otherwise, for any term or time, or for a term of years, or for a term of life, or for a term of years and for a term of years thereafter, or any
single or consecutive term of 100 years, and to renew or extend leases upon any terms and for any term or periods of time and to amend, change or modify leases
and the terms and provisions thereof, and to renew or extend leases upon any terms and for any term or periods of time and to amend, change or modify leases
and the terms and provisions thereof, 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 same, and to exchange the same for the amount of present or future rentals, to partition
such real estate, or any part thereof, for other real or personal property or grant easements, and to give any right, title or interest in or about any easement appurtenant to said real estate or any part thereof, and 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, or to inspect the condition of the property, and no notice need be given to see that the terms of the sale have been complied with, or be obliged
to inquire into the authority, necessity or expediency of any act of said Trustee, or any successor in trust, or into the cause or reason for such act.
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
coupled with the title, and every conveyance, lease or other instrument executed by said Trustee, or any successor in trust, shall be subject to and become a part of
other instrument, fail that at the time of the delivery thereof the title thereto has not been registered in the office of the recorder of deeds of the county in which it is made, or
such conveyance of other instrument was executed in accordance with the trusts, conditions and limitations contained in the instrument in which it is made, that the conveyance is made to a successor in
trust, or to another person, or to a third person, failing the amount of present or future rentals, to partition
such real estate, or any part thereof, for other real or personal property or grant easements, and to give any right, title or interest in or about any easement appurtenant to said real estate and every part thereof in all
other cases and for other acts and omissions of said Trustee, or any successor in trust, which would be lawful for any person owning 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, for anything if they
purchase more than one-half of the whole or any part thereof, and no notice need be given to see that the terms of the sale have been complied with, or be obliged
to inquire into the authority, necessity or expediency of any act of said Trustee, or any successor in trust, or into the cause or reason for such act.
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
coupled with the title, and every conveyance, lease or other instrument executed by said Trustee, or any successor in trust, shall be subject to and become a part of
other instrument, fail that at the time of the delivery thereof the title thereto has not been registered in the office of the recorder of deeds of the county in which it is made, or
such conveyance of other instrument was executed in accordance with the trusts, conditions and limitations contained in the instrument in which it is made, that the conveyance is made to a successor in
trust, or to another person, or to a third person, failing the amount of present or future rentals, to partition
such real estate, or any part thereof, for other real or personal property or grant easements, and to give any right, title or interest in or about any easement appurtenant to said real estate and every part thereof in all
other cases and for other acts and omissions of said Trustee, or any successor in trust, which would be lawful for any person owning the same, whether similar to or different from the
ways above specified, at any time or times hereafter.

This instrument is made and delivered in consideration that neither American National Bank and Trust Company of Chicago, individually or
as Trustee, nor its successors or successors in trust shall incur any personal liability or be subjected to any legal action, suit or proceeding for anything if they
purchase more than one-half of the whole or any part thereof, and no notice need be given to see that the terms of the sale have been complied with, or be obliged
to inquire into the authority, necessity or expediency of any act of said Trustee, or any successor in trust, or into the cause or reason for such act.
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
coupled with the title, and every conveyance, lease or other instrument executed by said Trustee, or any successor in trust, shall be subject to and become a part of
other instrument, fail that at the time of the delivery thereof the title thereto has not been registered in the office of the recorder of deeds of the county in which it is made, or
such conveyance of other instrument was executed in accordance with the trusts, conditions and limitations contained in the instrument in which it is made, that the conveyance is made to a successor in
trust, or to another person, or to a third person, failing the amount of present or future rentals, to partition
such real estate, or any part thereof, for other real or personal property or grant easements, and to give any right, title or interest in or about any easement appurtenant to said real estate and every part thereof in all
other cases and for other acts and omissions of said Trustee, or any successor in trust, which would be lawful for any person owning the same, whether similar to or different from the
ways above specified, at any time or times hereafter.

The interest of each and every beneficiary hereunder and under said Trust Agreement in all rights and claims under them or any of them shall be held in
the earnings, assets and proceeds arising from the sale or any other disposition of said real estate, or any part thereof, by personal property
or otherwise, and no beneficiary hereunder shall have any title of interest, legal or equitable, in or to said real estate as such, or in any interest in or to
any part thereof, or in any part of the proceeds arising from the sale or any other disposition of said real estate, or any part thereof, by personal property
or otherwise, and no beneficiary hereunder being the owner in said American National Bank and Trust Company of Chicago the entire legal and equitable
title in fee simple, as and to all of the real estate and all the property and rights therein.

If the title to any of the above real estate is now or hereafter registered, the Register 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 force in this state.

And the said grantor, James Walker, hereby expressly waives, for ever, and releases, for ever, any and all right or benefit under and by virtue of any and all statutes of the
State of Illinois, providing for exemption of homesteads from sale in execution or otherwise.

In witness whereof, the grantor James Walker, aforesaid he 2574 hereto set his hand and
seal 2574 day of April 1975

(initial) *James Walker* (initial)

(initial) *James Walker* (initial)

STATE OF Illinois, I, Sherwin C. Daniel, Notary Public in and for said
County of Cook, in the State aforesaid, do hereby certify that JAMES WALKER

person hereinabove to be the same person whose name is subscribed to the foregoing instrument,
appeared 2574 this day in person and acknowledged that he signed, sealed and
delivered the same 2574 free and voluntary act, for the uses and purposes therein set forth, including the
relief and release of the right of homestead.

Notary Public 2574 seal this 2574 day of April 1975 A.D. 1975

My commission expires 12-9-75 Notary Public

This space for affixing Recorder's and Revenue Stamps
by Document Permitted
by Driver License
33rd L. S. 1/6
City 311.

23 065 210
Recorder Number

UNOFFICIAL COPY

COOK COUNTY, ILLINOIS
FILED FOR RECORD

RECORDED BY REC'D.

APR 29 2 36 PM '75

*23065210

Property of Cook County Clerk's Office

END OF RECORDED DOCUMENT