

UNOFFICIAL COPY

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BOOK COUNTY
FILED FOR

23 132 728

Linda C. Lindgren

DEED IN TRUST 30 1 35 PM '75

*23132728

Quit Claim

The above space for recorder's use only

THIS INDENTURE WITNESSETH, That the Grantor Joyce C. Toman, divorced and not
 since remarried, of Park Ridge
 of the County of Cook and State of Illinois for and in consideration of
Ten (\$10,000) Dollars, and other good
 and valuable considerations in hand paid, Convey 5 and Quit Claim 5
 unto O'HARE
 INTERNATIONAL BANK (NA), A National Bank, as Trustee under the provisions of a trust agreement dated
 the 5th day of June 19 75, known as Trust Number 75L252, the following
 described real estate in the County of Cook and State of Illinois, ~~to wit~~ legally
 described in Exhibit A attached hereto and made a part hereof

500

TO HAVE AND TO HOLD the said premises with the appurtenances thereto, the trust and for the uses and purposes herein and in said trust agreement set forth

Full power and authority is hereby granted to said trustee to execute, in and to, protect and subordinate said premises or any part thereof, to dedicate parks, streets, highways or alleys and in general any subdivision or part thereof, and to redivide 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 their successor or successors in trust all of the title, estate, powers and authorities owned 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, for years, to commence in the future, and upon any terms and for any period or periods of time, not exceeding in the case of any lease to exceed the term of 99 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 conditions thereof at any time or from time to time, to contract to lease and to grant options to lease and options to renew leases and notices to purchase the whole or any part of the reversion, and to contract respecting the manner of leasing the amount of present or future rentals, to partition or to exchange said property, or any part thereof, to 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 attached 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 should 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 from time to time.

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 that the terms of this trust have been complied with, or be obliged to inquire into any of the terms of said trust agreement, or into any deed, trust deed, mortgage, lease or other instrument executed by said trustee in relation to said real estate, shall be responsible or liable in law or equity, personally or jointly or otherwise, under any such conveyance, lease or other instrument, for that at the time of the delivery thereof the trust attached to the indenture and by said trust agreement was in full force and effect, (ii) that such conveyance or other instrument was executed in accordance with all of its conditions and limitations contained in this indenture and in said trust agreement or in some amendment thereto and binding upon all beneficial owners hereunder, (iii) that said trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument and (iv) 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, rents and dividends arising from the sale or other disposition of said real estate, and such interest is hereby declared to be a personal property, and if any 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, rents and dividends 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, or accordance with the statute in such case made and provided.

And the said grantor hereby expressly waives 5 and releases 5 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 homestead from sale on execution or otherwise.

In Witness Whereof, the grantor JOYCE C. TOMAN appeared as 5 hereto on the 5 day of June 19 75

(Seal)

Joyce C. Toman
JOYCE C. TOMAN

(Seal)

(Seal)

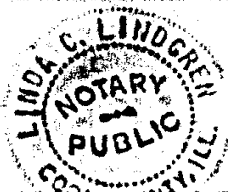
(Seal)

State of ILLINOIS
County of COOK

Linda C. Lindgren

a Notary Public in and for said County, in the State aforesaid, do hereby certify that JOYCE C. TOMAN, divorced
and not since remarried,

personally known to me to be the same person whose name is subscribed in the foregoing instrument, appeared before me this day in person and acknowledged that she executed and acknowledged the said instrument as her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.
 Witness my hand and face of seal this 5th day of June 19 75



Linda C. Lindgren
Linda C. Lindgren

NO TAXABLE CONSIDERATION

Illinois State Revenue Bureau will issue a refund for this tax.

23 132 728

Document Number

23 132 120

PREPARED BY
 HELEN M. MORRIS
 103 W. ADAMS
 O'Hare International Bank
 CHICAGO, ILL. 60642

BUA 554

LEGAL DESCRIPTION
EXHIBIT A

Parcel 1:

The North 21.33 feet of the South 73.38 feet as measured at right angles to the South line thereof of the West 75.0 feet of the East 176.06 feet as measured at right angles to the East line thereof.

ALSO

Parcel 2:

The West 9.0 feet of the East 68.0 feet as measured at right angles to the East line thereof (except the South 70.0 feet as measured at right angles to the South line thereof and except the North 38.50 feet as measured at right angles to the North line thereof)

All being of that part of lots 2 and 3 taken as a tract lying North of a line drawn at right angles to the East line thereof from a point on said East line 199.62 feet South of the North East corner thereof in H. M. Rosenthal's Park Ridge Addition, being a Subdivision in the South West quarter of Section 2, Township 40 North, Range 12, East of the Third Principal Meridian.

ALSO

Parcel 3:

Easement as set forth in the Declaration of Easements and Covenants for Dunbar's Park Ridge Townhouse Development and Exhibits "1", "2" and "3" thereto attached dated March 25, 1963 and recorded April 16, 1963 as document 18770690, made by LaSalle National Bank, a national banking Association, as Trustee under Trust Agreement dated April 25, 1957 and known as Trust No. 20294, and as created by the deed from LaSalle Bank, Trust No. 31122 to James Mesch and Marilyn Mesch, dated August 14, 1963 and recorded October 14, 1963 as document 18932848.

For the benefit of Parcel 1 aforesaid for ingress and egress over and across:

The South 4.0 feet as measured at right angles to the South line thereof of the West 145.06 feet of the East 155.06 feet, as measured at right angles to the East line thereof,

ALSO

The West 20.0 feet of the East 117.06 feet, as measured at right angles to the East line thereof (except the North 70.50 feet, as measured at right angles to the North line thereof and except the South 4.0 feet, as measured at right angles to the South line thereof) (except that part thereof falling in Parcel 1 aforesaid)

ALSO

The West 33.0 feet of the East 188.06 feet, as measured at right angles to the East line thereof (except the North 70.50 feet, as measured at right angles to the North line thereof (except that part thereof falling in Parcel 1 aforesaid)

ALSO

The West 28.0 feet of the East 183.06 feet, as measured at right angles to the East line thereof, of the North 70.50 feet, as measured at right angles to the North line thereof,

All of the above being of that part of Lots 2 and 3 taken as a tract of land lying North of a line drawn at right angles to the East line thereof, from a point on said East line, 199.62 feet, South of the North East corner thereof, in H. M. Rosenthal's Park Ridge Addition aforesaid.

ALSO

Easements for ingress and egress over and across:

The West 18.0 feet of the East 22.0 feet, as measured at right angles to the East line thereof, of the North 90.50 feet as measured at right angles to the North line thereof,

ALSO

The West 93.06 feet of the East 97.06 feet, as measured at right angles to the East line thereof (except the North 90.50 feet, as measured at right angles to the North line thereof, and except the South 90.0 feet, as measured at right angles to the South line thereof (except that part thereof falling in Parcel 2 aforesaid)

All of the above being of that part of lots 2 and 3, taken as a tract of land, lying North of a line drawn at right angles to the East line thereof, from a point on said East line, 199.62 feet, South of the North East Corner thereof, in H. M. Rosenthal's Park Ridge Addition aforesaid, in Cook County, Illinois.

23 132 728