

DEED IN TRUST

FILED FOR

23 200 290

1706327

WARREN 26

2 33 PM '75

The above space for recorder's use only

*23200290

LATER DATE 63 FC 917 20

THIS INDENTURE WITNESSETH, That the Grantor

LOTTIE ANDERSON, a Widow and not remarried; LORRAINE MONTEMAGNI and JACK MONTEMAGNI, her husband; BEN WOJTON and IRENE WOJTON, his wife; FRANK WOJTON and VICTORIA WOJTON, his wife; and HENRY WOJTON and PHYLLIS WOJTON, his wife

23200290

EXCHANGE NATIONAL BANK OF CHICAGO, a National banking Chicago, Illinois 60690, its successor or successors, as Trustee under a trust agreement dated the 15th day of July, 1975, known as Trust Number 30332, the following described real estate in the County of Cook and State of Illinois, to-wit:

LOTS 51 AND 52 IN THE SUBDIVISION OF THE NORTH PART OF BLOCK 16 IN SUPPERN'S SUBDIVISION OF THE SOUTH WEST QUARTER OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

THIS INSTRUMENT PREPARED BY: Brunon J. Komosa 228 N. La Salle Street Chicago, Illinois 60601

600

(Permanent Index No.: 17-06-327-038-0000) and 17-06-327-038-0000

TO HAVE AND TO HOLD the real estate with its appurtenances upon the trusts 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 a parcel lying the real estate or any part thereof; to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof; to execute contracts to sell or exchange, or execute grants 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 commence in the past 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 it would be lawfully 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 in whom the real estate or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by the trustee, be obliged to see to the application of any purchase money, rent, or money 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, trust 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, so that at the time of the delivery thereof the trustee created herein and by the trust agreement was in full force and effect, (a) 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 thereof not binding upon all beneficiaries, (b) that the trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage, or other instrument and (c) if the conveyance is made to a successor or successors in trust, that such successor or successors in trust have been or 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 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 such, 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 heretofore registered, the Registrar of Titles is hereby directed not to register a 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 waives and releases from any and all right or benefit under and by virtue of any of all statutes of the State of Illinois, providing for the exemption of homestead from sale on execution or otherwise.

In Witness Whereof, the grantor, hereinafter, hereunto set hand, and seal this day of 1975

See rider attached hereto and a part hereof. (SEAL)

See rider attached hereto and a part hereof (SEAL)

See rider attached hereto and a part hereof (SEAL)

See rider attached hereto and a part hereof (SEAL)

SEE RIDER ATTACHED HERETO AND A PART HEREOF

State of _____, SS. I, _____ a Notary Public in and for said County, in County of _____ the state aforesaid, do hereby certify that

personally known to me to be the same person, whose name _____ subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that signed, sealed and delivered the said instrument as _____ 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 _____ day of _____ 1975

Notary Public

EXCHANGE NATIONAL BANK OF CHICAGO Box 132

For information only insert street address of above described property.

23 200 290

CITY OF CHICAGO REAL ESTATE TRANSACTIONS TAX DEPARTMENT AUGUST 1975 20.00 STATE OF ILLINOIS REAL ESTATE TRANSFER TAX DEPARTMENT 20.00

mail 60

UNOFFICIAL COPY

In Witness Whereof, the grantors have hereunto set their hand and seals this 16th day of July, 1975.

Lottie Anderson
LOTTIE ANDERSON

Lorraine Montemagni
LORRAINE MONTEMAGNI

Ben Wojton
BEN WOJTON

Frank Wojton
FRANK WOJTON

Henry Wojton
HENRY WOJTON

Jack Montemagni
JACK MONTEMAGNI

Irene Wojton
IRENE WOJTON

Victoria Wojton
VICTORIA WOJTON

Phyllis Wojton
PHYLLIS WOJTON

State of Illinois)
) SS.
County of Cook)

I, BRUNON J. KOMOSA, a Notary Public in and for said County, in the state aforesaid, do hereby certify that LOTTIE ANDERSON, a Widow and not remarried; LORRAINE MONTEMAGNI and JACK MONTEMAGNI, her husband; BEN WOJTON and IRENE WOJTON, his wife; FRANK WOJTON and VICTORIA WOJTON, his wife; and HENRY WOJTON and PHYLLIS WOJTON, his wife, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that 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 6th day of August, 1975.

Brunon J. Komosa
NOTARY PUBLIC

23 200 298