

# UNOFFICIAL COPY

QUIT CLAIM  
DEED IN TRUST

23 241 108

The above space for recorder's use only

THIS INDENTURE WITNESSETH, That the Grantor

RITA L. SLIMM, a spinster

of the County of COOK and State of ILLINOIS for and in consideration of TEN AND NO/100- (\$10.00) Dollars, and other good and valuable considerations in hand paid, Convey and Quit Claims unto the BANK OF RAVENSWOOD, an Illinois Banking Corp., Trustee under the provisions of a trust agreement dated the 8th day of September, 1975, known as Trust Number 1644 the following described real estate in the County of Cook and State of Illinois, to-wit:

Lots 1 and 2 in Irving H. Flamm and others addition to North Edgewater being a subdivision of that part of the South 60 rods of the East 65 2/3 rods of the South East 1/4 of the North West 1/4 of Section 6, Township 40 North, Range 14 East of the Third Principal Meridian lying North of the Center of Norwood Street (Except the West 5 acres thereof) and (Except the East 4 acres including that part of said Tract heretofore dedicated for street purposes) in Cook County, Illinois and commonly known as 2040 West Hood Street, Chicago, Illinois.

Grantee's Address: 1825 W. Lawrence Ave., Chicago, Ill. 60640

TO HAVE AND TO HOLD the said premises with the appurtenances upon 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 sell, lease, mortgage, manage, protect and subdivide said premises or any part thereof, to dedicate parks, streets, highways or alleys and to locate any subdivision or part thereof, and to resubdivide said property as often as may be required by law; to lease said property, or any part thereof, from time to time, in whole or in part, to any person or persons, 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 do and to execute, to manage, pledge or otherwise encumber said property, or any part thereof, to lease said property, or any part thereof, from time to time, in whole or in part, to any person or persons, for any term or terms, and for any period of time, exceeding the term of any such lease, to extend leases and to renew or extend leases upon any terms and for any period of periods of time and to amend, change or modify leases and the terms and provisions thereof at any time or times he sees fit; to contract to make leases and to grant options to lease, to grant options to purchase, to assign, to transfer, to convey, to sell, to exchange, to partition, to exchange, and 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 part of any part thereof, or about or easement appurtenant to said premises or charges of any kind, and to deed, convey, assign, or part of any part thereof, in any manner, and for such other and further acts as may be necessary or convenient to be done, in 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, entitled to any part of the proceeds of any sale, or to any part of the net proceeds of any sale, or to any part of the net proceeds derived or advanced on said premises, or be entitled to see that the terms of his trust have been complied with, or be entitled to inquire into the necessity or expediency of any act of said trustee, or be enabled or compelled to inquire into any of the terms of said trust agreement, and every deed, trust instrument, lease or other instrument executed by said trustee in relation to the said property, or any part thereof, shall be deemed to be given in full consideration of the amount of the consideration of this instrument, i.e., that at the time of this delivery thereof the trust created by this indenture and by said trust agreement was in full force and effect, that this conveyance or other instrument was executed in accordance with the trust conditions and limitations contained in this instrument, and that said trustee was duly authorized and empowered to execute and deliver every such deed, trust, lease, mortgage or other instrument and, 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 it, his or their predecessors in title.

The interest of each and every beneficiary, heir, and of all persons claiming under them or any of them shall be only in the earnings, avails and proceeds arising from the use or other disposition of said real estate, and such interest is hereby declared to be personal property, and shall be subject to all taxes, assessments, fees, charges, costs, expenses, lease, or equitable, in or on said real estate as such, but not to any other debts, taxes, or expenses arising therefrom as aforesaid.

If the title to any of the above lots is now or hereafter registered, the Registrar of Titles is hereby directed, to register or note in the certificate of title or affidavit thereof, the words "in trust", or "upon condition", or "with limitation", or words of similar import, in accordance with the statute in such case made and provided.

And the said grantor, hereby expressly waives, any and all right or interest 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, aforesaid, hereto set her hand and seal this 8th day of September, 1975.

(Seal)

Peter L. Muniz (Seal)

(Seal)

(Seal)

State of Illinois, the undersigned Notary Public in and for said County, in County of Cook, the state aforesaid, do hereby certify that

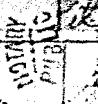
Rita L. Slimm, a spinster,

personally known to me to be the same person, whose name is subscribed to the foregoing instrument, appeared before me this day to sign and acknowledged that she has signed and delivered 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.

Given under my hand this 22nd day of September, 1975.

BANK OF RAVENSWOOD

1825 W. LAWRENCE AVENUE  
CHICAGO, ILLINOIS 60640



2040 West Hood St., Chicago, Illinois

NO TAXABLE CONSIDERATION  
Buyer, Seller or Represent  
Real Estate Transfer Tax Act.  
This space for stamp, dues and Revenue Stamps  
Exempt under Provisions of Paragraph \_\_\_\_\_, Section 4,  
Real Estate Transfer Tax Act.

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