

# UNOFFICIAL COPY

AETNA STATE BANK  
2401 NORTH HALSTED STREET  
CHICAGO, ILLINOIS 60614  
WARRANTY DEED IN TRUST

24 415 065

11.00

The above space for recorder's use only

THIS INDENTURE WITNESSETH, That the Grantor S Dennis Whildin and Kazuko Whildin,  
his wife  
of the County of \_\_\_\_\_ and State of Illinois for and in consideration  
of Ten \_\_\_\_\_ Dollars, and other good  
and valuable considerations in hand paid, Convey and warrant unto the  
AETNA STATE BANK, a corporation of Illinois, as Trustee under the provisions of a trust agreement dated the  
12th day of January, 19 78, known as Trust Number 10-2337  
the following described real estate in the County of Cook and State of Illinois, to-wit:

See Attached Sheet

THIS INSTRUMENT PREPARED BY:

JOHN ALEXANDER  
208 So. LASALLE  
CHgo, ILL.

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts 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 improve, manage, protect and subdivide said premises or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any such portion or part thereof, and to resubdivide 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 such successor or successors in trust all of the title, estate, powers and authorities vested 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, by leases to commence in present or future, and upon any terms and for any period or periods of time, not exceeding in the case of any single demise the term of 198 years, and to renew or extend leases upon any terms and for any period or periods of time and to amend, change or modify lease and the terms and provisions thereof at any time or times hereafter, to contract to lease and to grant options to lease and option to renew leases and options to purchase the whole or any part of the reversion and to contract respecting the manner of fixing the amount of present or future rentals, to partition or to exchange said 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 right, title or interest, in or about or easement appurtenant 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 would 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 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, contracted to be sold, leased or mortgaged by said trustee, be obliged to see to the application of any purchase money, rent or money borrowed or advanced on said premises, or be obliged to see that the terms of this trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of said trustee, or be obliged or privileged to inquire into any of the terms of said trust agreement; and every deed, trust deed, mortgage, lease or other instrument executed by said trustee in relation to said 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 by this indenture and by said 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 in this indenture and in said trust agreement or in some amendment thereof and binding upon all beneficiaries thereof, (c) that said 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 or successor 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, avails and proceeds arising from the sale or other disposition of said real estate, and such interest shall be declared to be personal property, and no 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, 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 S hereby expressly waives and releases \_\_\_\_\_ 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 S aforesaid has set their \_\_\_\_\_ hand S and seal S this 20 day of MARCH, 19 78.

(Seal)

X Dennis Whildin

(Seal)

X Kazuko Whildin

State of Illinois } ss. I, John H. Alexander, a Notary Public in and for said County, in  
County of Cook }  
Whildin, his wife the state aforesaid, do hereby certify that Dennis Whildin and Kazuko

personally known to me to be the same person S whose name S 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 11 day of April, 19 78

John H. Alexander  
Notary Public

AETNA STATE BANK  
2401 NORTH HALSTED STREET  
CHICAGO, ILLINOIS 60614

571 W. MARIETTE

For information only insert street address of above described property.

BFC

Box 15

CITY OF CHICAGO  
REAL ESTATE TRANSFER TAX  
\$5.00  
STATE OF ILLINOIS  
REAL ESTATE TRANSFER TAX  
\$60.00  
REVENUE  
APR 11 1978  
PB 10161

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OFFICE  
MAY 21 11 28 AM '06

RECORDED  
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Property of Cook County Clerk's Office

EXHIBIT A

Unit 2 as delineated on a survey of the following described parcel of real estate: The East 40 feet of Lot 12 in Block 2 in George K. Spoor's Subdivision of Block 4 in Connarroe's Resubdivision of that part of Argyle lying South of the center line of Argyle Street in the South East fractional 1/4 of Section 8, Township 40 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois: Which survey is attached as Exhibit A to Declaration of Condominium Ownership made by Dennis Whildin and Kazuko Whildin, his wife, and recorded in the Office of the Cook County Recorder on December 12, 1977 as Document 24, 231, 377 and amended by Document 24, 351, 492, together with an undivided 33 1/3% interest in the Common Elements as set forth in said Declaration (excepting from said parcel the property and space comprising all the units as defined in said Declaration and survey) all in Cook County, Illinois.

24 415 065

END OF RECORDED DOCUMENT