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QUIT CLAIM DEED IN TRUST

24 515 800

The above space for recorder's use only

11.00

THIS INDENTURE WITNESSETH, That the Grantor, LYNNE BARUS, a spinster
not since remarried
of the County of C O O K and State of Illinois, for and in consideration
of the sum of TEN AND NO/00 Dollars (\$ 10.00),
in hand paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged,
Convey and Quit Claim unto River Oaks Bank and Trust Company, an Illinois Banking Corporation, whose
address is 93 River Oaks Center, Calumet City, Illinois as Trustee under the provisions of a certain Trust
Agreement, dated the 5th day of June, 19 78, and known as Trust
Number 1352, the following described real estate in the County of C O O K
and State of Illinois, to-wit:

Lots 9 thru 19, both inclusive, in BremenTowne Estate Unit 6, Phase 2, being a subdivision
of the Northwest $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of Section 24; of the Southwest $\frac{1}{4}$ of the Southwest $\frac{1}{4}$
of Section 24; of the Southeast $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of Section 24; of part of the North-
east $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of Section 24; also of part of the Northwest $\frac{1}{4}$ of the Northwest
 $\frac{1}{4}$ of Section 25; of part of the Northeast $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of Section 25, Township 36
North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois
EXCEPTING THEREFROM

The East 115 Feet of Lots 10, 11, 12 13 and 14 (excepting therefrom the North 58.71 feet)
and also excepting that part of Lots 9 and 10 all in BremenTowne Estate Unit 6, Phase 2, a
subdivision of the Southwest $\frac{1}{4}$ of Section 24 and part of the North $\frac{1}{2}$ of the Northwest $\frac{1}{4}$
of Section 25, Township 36 North, Range 12 East of the Third Principal Meridian, described
as commencing at the Northeast corner of said Lot 9; thence West 340 feet along the North
line of said Lot 9; thence South 110 feet on a line normal to said North line; thence
Southeasterly 82.97 feet on a line making an angle of 15 degrees 22 minutes 34 seconds
from South to Southeast; thence East 211 feet more or less, to a line 190 feet South of
and parallel to the North line of said Lot 9 to the West right of way line of Paxton
Avenue; thence Northeasterly along last said right of way line to the place of beginning,
all in Cook County, Illinois

24 515 800

Cook County Clerk's Office

UNOFFICIAL COPY

Property of Cook County

PERMANENT TAX NOS. 27-24-311-001, 27-24-311-002, 27-24-311-003,
27-24-311-004, 27-24-311-005, 27-24-311-006, 27-24-310-001, 27-24-310-002,
27-24-310-003, 27-24-310-004, 27-24-310-005

SUBJECT TO

TO HAVE AND TO HOLD the said real estate 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 real estate or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof, to sell on any terms, to re-subdivide said real estate 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 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, rights, powers and authorities vested in said Trustee, to donate, to dedicate, to mortgage, pledge or otherwise encumber said real estate, or any part thereof, to lease said real estate, or any part thereof, from time to time, in possession or reversion, by leases to commence in present or in futuro, and upon any terms and for any period or periods of time, not exceeding in the case of any single lease 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 leases and the terms and provisions thereof at any time or times hereafter, 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 reversion and to contract respecting the manner of fixing the amount of present or future rentals, to partition or to exchange said real estate, 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, in or about or easement appurtenant to said real estate or any part thereof, and to deal with said real estate 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, 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, rent or money borrowed or advanced on said real estate, or be obliged to see that the terms of this trust have been complied with, or be obliged to inquire into the authority, 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, or any successor in trust, in relation to said real estate shall be conclusive evidence in favor of every person (including the Registrar of Titles of said county) relying upon or in accordance with the trusts, conditions and limitations contained in this indenture and in said Trust Agreement or in all amendments thereof, if any, and binding upon all beneficiaries thereunder, (c) that said Trustee, or any successor in trust, 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 said Trustee, or their predecessor in trust.

This conveyance is made upon the express understanding and condition that neither River Oaks Bank and Trust Company, individually or as Trustee, nor its successor or successors in trust shall incur any personal liability or be subjected to any claim, judgment or decree for anything it or they or its agents or attorneys may do or omit to do in or about, in or about, in or about, in or about, in or about said real estate any and all such liability being hereby expressly waived and released. Any corporate obligation or indebtedness incurred or entered into by the Trustee in connection with said real estate may be entered into by it, in its own name, as Trustee of an express trust and not individually (and the Trustee shall have no obligation whatsoever with respect to any such contract, obligation or indebtedness except only so far as the trust property and funds in the actual possession of the Trustee shall be applicable for the payment and discharge thereof). All persons and corporations whosoever and whatsoever shall be charged with notice of this condition from the date of the filing for record of this Deed.

The interest of each and every beneficiary hereunder and under said Trust Agreement and of all persons claiming under them or any of them shall be only in the earnings, avails and proceeds arising from the sale of any other disposition of said real estate, and such interest is hereby 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 real estate 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 "in relation to," or words of similar import, in accordance with the statute in such case made and provided.

Any corporate successor to the trust business of any corporate trustee named herein or acting hereunder shall become a trustee in place of its predecessor, without the necessity of any conveyance or transfer.

And the said grantor 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 aforesaid has hereunto set her hand and seal this 5th day of June, 1978.

Signature Barus (SEAL) (SEAL)

State of Illinois }
County of Cook } ss. I, Marilyn J. Divine, a Notary Public in and for said County, in the state aforesaid, do hereby certify that Lynne Barus a spinster



personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that she signed, sealed 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 and notarial seal this 16th day of June, 1978.
Signature of Notary
Notary Public

RIVER OAKS BANK AND TRUST COMPANY
93 RIVER OAKS BANK BUILDING, CHICAGO, ILL. 60609

BOX 175
COOK COUNTY, ILLINOIS

167 Lake Street, 16th Floor
For information, see the return's correct address.

THIS INSTRUMENT WAS PREPARED BY
ORVAL A. LARSON
64 Orland Square Drive
Orland Park, Ill. 60462

This space for Affixing Rollers and Revenue Stamps

EXEMPT UNDER PROVISIONS OF PARAGRAPH 1, SECTION 4, REAL ESTATE TRANSFER ACT

Signature of Notary
Notary Public in and for the State of Illinois

DATE: 6-5-78

Instrument Number

24 515 830

UNOFFICIAL COPY

COOK COUNTY, ILLINOIS
FILED FOR RECORD

Handwritten Signature
RECORDED FOR INDEX

JUN 30 '78 2 55 PM

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BOX 175

Property of Cook County Clerk's Office

BOX 175