

536645/66-34-579 M
14-21-43-08

DEED IN TRUST

24 521 332

The above space for recorder's use only

THIS INSTRUMENT WITNESSETH, THAT THE GRANTOR, ELIZABETH B. JOHNSON, a widow and not since remarried of the County of Cook and State of Illinois, for and in consideration of the sum of TEN AND 00/100 Dollars (\$10.00), in hand paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged, Conveyed and Warranted unto BREMEN BANK AND TRUST COMPANY, an Illinois Corporation as Trustee under the provisions of a certain Trust Agreement, dated the 20th day of February 1974, and known as Trust Number 74-490, the following

described real estate in the County of Cook and State of Illinois, to-wit: Lot 46 (except the North 1 foot thereof) and (except the Northwestern Railroad Company's Right of Way) in Resubdivision of Block 2 in Hambleton, Weston and Davis Subdivision of the South 1/2 of the South East 1/4 of the South East 1/4 of Section 20, Township 40 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois.

Subject to covenants, conditions and restrictions of record; private, public and utility easements; roads and highways; and general taxes for the year 1977 and subsequent years.

THIS INSTRUMENT WAS PREPARED BY: MARVIN E. GINSBURG, ATTORNEY AT LAW, 77 W. WASHINGTON ST., CHICAGO, ILLINOIS

TO HAVE AND TO HOLD the said real estate with the appurtenances upon the trusts and for the uses and purposes herein said in said Trust Agreement set forth.

Full power and authority is hereby granted to said Trustee to improve, repair, and subdivide said real estate or any part thereof, to dedicate parks, streets, highways or alleys and to execute any subdivision or part thereof, and to reconvey 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 covenants, to convey said real estate or any part thereof to a mortgagee or any person in trust and to grant to such mortgagee or person in trust all of the title, estate, powers and authorities vested in said Trustee, to execute, to mortgage, to mortgage, to release or otherwise encumber said real estate, or any part thereof, to lease or to sublet, or any part thereof, from time to time, by parol or in writing, to lease to tenants in present or in the future, and upon any terms and for any term or terms of time, not extending in the case of any single lease for a term longer than 10 years, and to renew or extend leases upon any terms and for any term or terms 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 give options to lease and options to renew leases and options to purchase the whole or any part of the premises and to contract respecting the leasing of buildings, to assign or sublet, to mortgage, to lease or to exchange said real estate, or any part thereof, for other real or personal property, to grant consents, in the case of any trust, in whole or in part, to any person, his heirs or assigns, in or about or in respect of said real estate or any part thereof, and to do all such things 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 do.

In no way 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, or any other money advanced on said real estate, or be obliged to see that the terms of the trust have been complied with, or be obliged to insure into the authority, necessity or expediency of any act of said Trustee, or be obliged to provide to insure this act of the terms of said Trust Agreement, and every deed, lease, mortgage, lease or other instrument executed by said Trustee, or of 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 claiming under any such conveyance, lease or other instrument: (a) that all such conveyances or other instruments were executed in accordance with the trusts, conditions and covenants contained in this instrument and in said Trust Agreement or in all amendments thereof, if any, and intended upon all beneficiaries hereunder; (b) that said Trustee, or any successor in trust, was duly authorized and empowered to execute and deliver every such deed, lease, mortgage or any lease, mortgage or any lease, mortgage and (c) if the conveyance in 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 the trust or their predecessor in trust.

This conveyance is made upon the express understanding and conditions that neither Bremen Bank And Trust Company, its trustee, nor its successors or assigns in trust shall incur any personal liability or be subjected to any claim, judgment or decree for anything done by it or its agents or attorneys and do or omit to do in or about the said real estate or under the provisions of this deed or said Trust Agreement, or any amendment thereof, or in injury to person or property happening in or about said real estate and all such liability being hereby expressly waived and released by any contract, obligation or understanding assumed or entered into by the Trustee in connection with said real estate and shall be deemed to have been assumed by the Trustee and said Trust Agreement as their attorney-in-fact, hereby irrevocably appointed for such purposes, as at the expiration of the 7th day of June 1974 were named as Trustee of all estates in trust and individually and the Trustee shall have the same liability and responsibility with respect to any such deed, obligations or conditions. All persons and corporations whatsoever and whatsoever shall be charged with notice of this condition from the date of the filing hereof in 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 various, acts and proceeds arising from the sale or any other disposition of said real estate and such interest to be severally declared to be in full, present, 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 proceeds as and proceeds therefrom as aforesaid, the interest hereof being to vest in said Bremen Bank And Trust Company, the entire legal and equitable title to be vested in and to all of the real estate above described.

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 next issue of title or duplicate thereof, or memorial the words "in trust" 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, releases and renounces any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the execution of testamentary trusts, and an alteration or otherwise.

In Witness Whereof, the grantor, aforesaid, has hereunto set her hand and seal, and

Elizabeth B. Johnson (Seal) 10.00

STATE OF ILLINOIS,)
COUNTY OF COOK,)
I, Marvin E. Ginsburg,)
Notary Public in and for said)
County of Cook, do hereby certify that the foregoing)
instrument was duly executed and acknowledged)
before me on this 14th day of February, 1974, and)
that the signatory set forth in the foregoing instrument)
is the person named therein, and that he is duly)
qualified to execute the same.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this 14th day of February, 1974. A. D. 1974
Marvin E. Ginsburg
Notary Public

GRANTEE:
BREMAN BANK AND TRUST COMPANY
17500 Oak Park Avenue
Tinley Park, Illinois 60477

1750 N. WILSON, Chicago, Illinois
For information only - copy given only above described property
BOX 533

Office
This space for filing Riders and Reserve Stamp
425

24 521 332

UNOFFICIAL COPY

COOK COUNTY, ILLINOIS
FILED FOR RECORD

JUL 6 '78 10 17 AM

Lincoln P. Stearns
RECORDER/CLERK

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Property of Cook County Clerk's Office

RECORDED DOCUMENT