

UNOFFICIAL COPY

RECORD OF DEEDS
COOK COUNTY ILLINOIS
978 JUL 12 AM 9 19

QUIT CLAIM
DEED IN TRUST

JUL-12-78 90002 24530152 - REC 10.00

24530152

The above space for recorder's use only

THIS INDENTURE WITNESSETH, That the Grantor Linda Kavales, a spinster,

of the County of Cook and State of Illinois for and in consideration of Ten and no/100 Dollars, and other good and valuable considerations in hand paid, Convey and Quit Claim unto the COMMUNITY BANK of HOMEWOOD-FLOSSMOOR, a corporation of Illinois, whose address is 18600 South Dixie Highway, Homewood, Illinois 60430, as Trustee under the provisions of a trust agreement dated the 20th day of May 1977, known as Trust Number 77163 the following described real estate in the County of Cook and State of Illinois, to-wit:

Lot 15 in Block 2 in Palms Pines Unit #2, being a Sub-division of part of the East half of the North West quarter of Section 35, Township 37 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois

10.00

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 improve, manage, protect and subdivide said premises or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any portion of or part thereof, and to redivide and property as often as desired, to contract to sell, to grant options to purchase, to sell on any terms and to convey either with or without consideration, to convey said premises or any part thereof to a survivor or survivors in trust and to grant to such survivor or survivors in trust all of the title, estate, powers and authorities vested in said trustee, to donate, to dedicate, to mortgage, hereby or otherwise, to convey and property or any part thereof, to lease said property, or any part thereof, from time to time, in possession or reversion, to purchase, to sell, to convey and property or any part thereof, to lease said property, for any period or periods of time, and exercising in the case of any simple demise, for a term of 100 years, and to renew or extend leases upon any terms and for any period or periods of time, and to grant options to lease and options to purchase the whole or any part of the premises and to contract to purchase the premises or any part thereof, to purchase or to exchange said property, or any part thereof, for other real or personal property, to grant easements or charges of any kind to be paid, conveyed or assign any right, title or interest in or about or movement appurtenant to said premises or any part thereof, and to deal with said premises 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 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 any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said trustee be obliged to see to the execution of any purchase money, rent or money borrowed or advanced on said premises, or be obliged to see that the terms of this trust are complied with, or be obliged to interfere into the necessary or expediency of any act of said trustee or be obliged or compelled to appear in any of the books of said trust agreement; and every deed, trust deed, mortgage, lease or other instrument executed by said trustee in relation to said premises and real estate shall be conclusive evidence in favor of every person relying upon or claiming under any such conveyance, lease or other instrument, and 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; and that no conveyance or other instrument was executed in accordance with the trusts, conditions and limitations specified in this indenture and in said trust agreement or in some amendment thereof and binding upon all beneficiaries hereunder; 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 survivor or survivors 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 trustee of this 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 each interest so created shall be deemed to be personal property, and no beneficiary hereunder shall have any title or interest, legal or equitable, in or to said real estate in 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 Register 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 "trust conditions", 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 unto and all right or benefit to or 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.

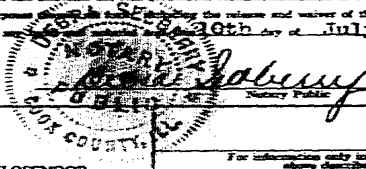
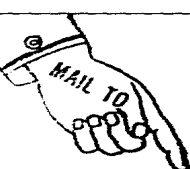
In Witness Whereof, the grantor, Linda Kavales, do hereby certify and attest her hand and seal this 10th day of July 1978

Linda Kavales (Seal) _____ (Seal)

(Seal) _____ (Seal)

State of Illinois)
County of Cook) ss. Debra S. Berry a Notary Public in and for said County, in the state aforesaid, do hereby certify that Linda Kavales, 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 expressed, and she acknowledged the release and waiver of the right of homestead. Given under my hand and seal of office this 10th day of July 1978



After recording return to:
COMMUNITY BANK of HOMEWOOD-FLOSSMOOR
18600 S. Dixie Highway, Homewood, IL 60430
799-2800

For information only insert street address of above described property.

This space for affixing filers and Revenue Stamps

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