

UNOFFICIAL COPY

WARRANTY DEED IN TRUST

This instrument prepared by:
K. Cooke, 1250 Shermer Rd.
Northbrook, Ill. 60062

1978 SEP 18 PM 2 55

24 631 241

THE ABOVE SPACE FOR RECORDERS USE ONLY

THIS INDENTURE WITNESSETH, That the Grantor Marie F. Kemmler, divorced and not since remarried, of the County of Cook and State of Illinois for and in consideration of Ten and no/100's (\$10.00) Dollars, and other good and valuable considerations in hand paid, Convey and warrant unto the Northbrook Trust & Savings Bank, 1250 Shermer Road, Northbrook, Illinois, a corporation of Illinois, as Trustee under the provisions of a trust agreement dated the 31st day of October 1977 known as Trust Number LT-1579, the following described real estate in the County of Cook and State of Illinois, to-wit:

Lot 16 in Unit 8 in John S. Clark's Resubdivision of Units 8 and 12A of Northbrook Highlands Units 8 and 12A., a subdivision in North East 1/4 of Section 9, Township 42 North, Range 12 East of the Third Principal Meridian, Cook County, Illinois.

10.00 MAIL

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 division 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 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 term, and for any period or periods of time, not exceeding in the case of any single demise the term of 99 years, and to renew or extend leases upon any term, 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 regarding 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.

And the said grantor hereby expressly waives, releases, and conveys, and all rights, powers, authorities, duties and obligations of its, his or their predecessor 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 is hereby declared to be the 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 any words of similar import, in accordance with the statute in such case made and provided.

In Witness Whereof, the grantor aforesaid has hereunto set her hand and seal this 28th day of August 1978

Marie F. Kemmler (Seal)
MARIE F. KEMMLER (Seal)

State of Illinois ss. I, Phyllis M. Becker, a Notary Public in and for said County, in County of Cook the state aforesaid, do hereby certify that Marie F. Kemmler, divorced and not since remarried

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 18th day of Sept 1978

PHYLIS M. BECKER
NOTARY PUBLIC
COOK COUNTY

Grantee's Address:
Northbrook Trust & Savings Bank
1250 Shermer Road
Northbrook, IL 60062

915 Cedar Lane, Northbrook
For information only insert street address of above described property

Form 1520 6/78

Property of Cook County

10.15

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Handwritten signatures and notes on the right margin.