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TR Form 2
REGISTERED AND FILED

WARRANTY DEED IN TRUST COOK COUNTY, ILLINOIS
ADDRESS OF GRANTEE: FILED FOR RECORD
50 NORTH BROCKWAY
PALATINE, ILLINOIS 60067 JCT 3 78 11 03 AM

24 654 342

24654342

The above space for recorder's use only

THIS INSTRUMENT WITNESSETH, That the Grantor Judith Pinka, 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, Conveys and warrants unto PALATINE NATIONAL BANK, Palatine, Illinois, a national banking association, as Trustee under the provisions of a trust agreement dated the 19th day of September 1978, known as Trust Number 2768, the following described real estate in the County of Cook and State of Illinois, to-wit:

See rider attached.

THIS INSTRUMENT WAS PREPARED BY:
Mr. William D. Trude
Attorney At Law
5455 West Belmont Avenue
Chicago, Illinois 60641

TO HAVE AND TO HOLD the said premises with the appurtenances unto 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 portion or part thereof, and to resubdivide said property as often as desired, to contract to sell, to grant options to purchase or sell or in 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 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 99 years, and to renew or extend leases upon any terms, so 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 property, or any part thereof, for other real or personal property, to grant easement 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 in 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 obligated 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 terms, conditions and limitations contained in this indenture and in said trust agreement or in some amendment thereof and binding upon all beneficiaries thereunder, (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, power, 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 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 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.

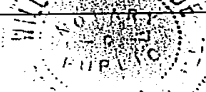
And the said grantor hereby expressly waives and releases any and all right or benefit and is bound by virtue of all statutes of the State of Illinois, providing for the exemption of homestead from sale on execution or otherwise.

In Witness Whereof, the grantor 19th hereunto set hand September 19 78
and seal this 19th day of September, 19 78

Judith Pinka (Seal) _____ (Seal)
Judith Pinka (Seal) _____ (Seal)

11-00

I, William D. Trude a Notary Public in and for State of Illinois, ss. Cook County, in the state aforesaid, do hereby certify that Judith Pinka, a spinster



personally known to me to be the same person _____ whose name _____ 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 29th day of Sept., 19 78

William D. Trude
Notary Public

PALATINE NATIONAL BANK
50 North Brockway
Palatine, Illinois 60067

477. Grand
For information only insert street address of described property.

JIF T6

I hereby declare that the attached deed refers to Paragraph E, Section 4 of the Real Estate Transfer Tax Act. William D. Trude
Date 10/17/78

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Document Number

PARCEL 1

Unit 4-F in Graceland Terrace Condominium (as delineated on survey of the following described parcel of real estate hereinafter referred to as parcel): The South 90 feet measured along and lying East of the East line of Graceland Avenue of that part of the East $\frac{1}{2}$ of the South East $\frac{1}{4}$ of Section 17, Township 41 North, Range 12 East of the Third Principal Meridian, bounded and described as follows: Commencing at a point in the West line of the East $\frac{1}{2}$ of the South East $\frac{1}{4}$ of Section 17 aforesaid, 579 feet South of the North West corner of the East $\frac{1}{2}$ of the South East $\frac{1}{4}$ of said Section 17, thence South 83 Degrees 30 Minutes East, 156 feet to a point; thence North parallel with the West line of the East $\frac{1}{2}$ of the South East $\frac{1}{4}$ of Section 17, aforesaid 279.23 feet; thence North 83 Degrees 30 Minutes West, 156 feet to a point in the West line of the East $\frac{1}{2}$ of the South East $\frac{1}{4}$ of said Section 17, 279.23 feet North of the place of beginning; thence South along said West line of the East $\frac{1}{2}$ of the South East $\frac{1}{4}$ of said Section 17, 279.23 feet to the place of beginning (excepting from said tract of land that part thereof, lying South of a line drawn from a point in the West line of the East $\frac{1}{2}$ of the South East $\frac{1}{4}$ of said Section 17, which is 24.46 feet North of the South West corner of said tract to a point in the East line of said tract which is 38.50 feet North of the South East corner of said tract) together with that part of the East $\frac{1}{2}$ of the South East $\frac{1}{4}$ of Section 17, Township 41 North, Range 12 East of the Third Principal Meridian, bounded by a line described as follows: Commencing at a point in the West line of the East $\frac{1}{2}$ of the South East $\frac{1}{4}$ aforesaid, 579 feet South of the North West corner of the East $\frac{1}{2}$ of the South East $\frac{1}{4}$ aforesaid; thence South 83 Degrees 30 Minutes East, 156 feet to a point; thence North parallel with the West line of the East $\frac{1}{2}$ of the South East $\frac{1}{4}$ aforesaid 279.23 feet; thence North 83 Degrees 30 Minutes West 156 feet to a point in the West line of the East $\frac{1}{2}$ of the South East $\frac{1}{4}$ aforesaid, 279.23 feet North of the place of beginning; thence South along the West line of the East $\frac{1}{2}$ of the South East $\frac{1}{4}$ aforesaid, 279.23 feet to the place of beginning (except the North 75 feet of said tract as measured on the West line) and (except the South 90 feet measured along the East line of Graceland Avenue thereof), in Cook County, Illinois, which survey is attached as Exhibit "A" to Declaration of Condominium made by Pioneer Bank and Trust Company, a Corporation of the State of Illinois, as Trustee under Trust Agreement dated December 13, 1976 and known as Trust Number 20208 recorded in the Office of Recorder of Deeds of Cook County, Illinois, as Document Number 24264931, together with a 3.21312% interest in said parcel (excepting from said parcel all the property and space comprising all the units thereof as defined and set forth in said Declaration and Survey) all in Cook County, Illinois

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PARCEL 2

Grantor also hereby grants to Grantee, its successors and assigns as an easement appurtenant to the premises herein conveyed, a perpetual exclusive easement for parking purposes in and to Parking Space No. 10 as defined and set forth in said Declaration and Survey.

Grantor also hereby grants to Grantee, its successors and assigns, as rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of said property set forth in the aforementioned Declaration.

This Deed is subject to all rights, easements, restrictions, conditions, covenants and reservations contained in the said Declaration the same as though the provisions of said Declaration were recited and stipulated at length herein and general taxes for the year 1977 and subsequent years.

2A BSA 342

gm

END OF RECORDED DOCUMENT