

UNOFFICIAL COPY

24875226

This Indenture Witnesseth, That the Grantor ANGELO M. DE SIMONE,
DIVORCED AND NOT SINCE REMARRIED

of the County of COOK and State of ILLINOIS for and in consideration
of Ten (\$10.00) Dollars,

and other good and valuable considerations in hand paid, Conveys and Warrants unto the OAK PARK
TRUST AND SAVINGS BANK, a corporation of Illinois, as Trustee under the provisions of a trust agreement
dated the 22nd day of January 19 79, known as Trust Number
#8723, the following described real estate in the County of COOK and State of Illinois,
to-wit:

PARCEL 1. The South 1/2 of Lot 2 and all of Lot 3 in Block 64 in
Melrose, being a Subdivision of Lots 3, 4 and 5 in the Subdivision of
the South 1/2 of Section 3 and all of Section 10 lying North of the
Chicago Northwestern Railroad in Township 39 North, Range 12, East of
the Third Principal Meridian in Cook County, Illinois.

Otherwise known as 815 15th Avenue, Melrose Park, Illinois

PARCEL 2. Lot 59 in North Avenue Home Acres, being a Subdivision of
the East 56 acres of the East 1/2 of the Southwest 1/4 of Section 34,
Township 40 North, Range 12 East of the Third Principal Meridian, in
Cook County, Illinois.

Otherwise known as 2034-38 18th Avenue, Melrose Park, Illinois.

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and for the uses and pur-
poses 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 prem-
ises or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision 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 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 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 com-
mence in praesenti or in futuro, and upon any terms and for any period or periods of time, not exceeding in the case
of any single demise 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 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.

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 obliged 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 con-
clusive evidence in favor of every person relying upon or claiming under any such conveyance, lease or other instru-
ment, (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 trusts,
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, 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 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 words of similar import, in accordance with the statute in such case made and
provided.

And the said grantor hereby expressly waive and release 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 exec-
ution or otherwise.

In Witness Whereof, the grantor aforesaid has hereunto set his hand and
seal this 23rd day of January 19 79

Angelo M. De Simone [SEAL] [SEAL]
ANGELO M. DE SIMONE [SEAL] [SEAL]

ADDRESS: OF GRANTEE: 24875226
LAKE MARION STREETS
OAK PARK, ILLINOIS
DOCUMENT PREPARED BY JOSEPH B. TACONI 328 N. LA SALLE ST CHICAGO, ILL

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1979 MAR 9 PM 3 13
STATE OF ILLINOIS }
COUNTY OF COOK } SS. JOSEPH B. TACONI, JR.

a Notary Public in and for said County, in the State aforesaid, do hereby certify that

ANGELO M. DE SIMONE

DIVORCED AND NOT SINCE REMARRIED

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 he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth including the release and waiver of the right of homestead.

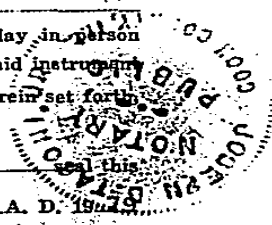
GIVEN under my hand and

23rd day of January

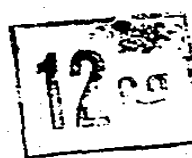
A. D. 1979

Joseph B. Taconi Jr.

Notary Public.



Property of Cook County Clerk's Office



248759225

[BOX 552]

Filed in Trust

WARRANTY DEED

TO

OAK PARK TRUST & SAVINGS BANK

TRUSTEE

Oak Park Trust & Savings Bank

Lake and Marion Streets

OAK PARK, ILLINOIS

END OF RECORDED DOCUMENT