

24 007. 847.

QUIT CLAIM DEED IN TRUST
THIS INSTRUMENT WAS PREPARED BY
PIONEER TRUST & SAVINGS COMPANY
4000 W. NORTH AVENUE - CHICAGO, ILL.
P220A 8-75

THE ABOVE SPACE FOR RECORDERS USE ONLY

THE GRANTOR(S) OF THIS INSTRUMENT IS/ARE: **ANN ZOLTEK, a Spinster.**

of the County of **COOK** and State of **ILLINOIS** for and in consideration of **(\$10.00) Ten and no/100** Dollars, and other good and valuable considerations in hand paid, conveys and quit claims unto the **PIONEER BANK & TRUST COMPANY**, a corporation of Illinois, as Trustee under the provisions of a trust agreement dated the **2nd** day of **October**, 19**75**, known as Trust Number **19569**, the following described real estate in the County of **COOK** and State of Illinois, to-wit:

Lots 19 and 20 in Block in J.E. White's Third Rutherford Park Addition being a subdivision of the North half of the South West quarter of Section 31, Township 40 North, Range 13, East of the Third Principal Meridian (except the East 152.8 feet and West 72 feet in Cook County, Illinois.

24 007 847

Grantee's Address: 4000 West

TO HAVE AND TO HOLD the said premises with the appurtenances to

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 subdivision or part thereof, and to resubdivide said property as often as desired, in whole or in part, 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 in 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, on any part thereof, from time to time, in perpetuity or for a term, by lease or otherwise, in present or future, and upon any terms and for any period or periods of time, not exceeding the term of 99 years, and to renew or extend lease upon any terms and for any period or periods of time, to amend, change or modify lease and the terms and provisions thereof at any time or times by written contract to make leases and to grant options to lease and options to purchase the whole or any part of the real estate herein described in the manner of fixing the amount of present or future rentals, in part or in whole, 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 in connection with said premises or any part thereof, and to deal with said property and any part thereof in all other ways and for all other considerations as it would be lawful for any person owning the same to deal with the same, whether similar to or different from those 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 permitted to inquire into any of the terms of said trust agreement, and no 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 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, profits 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, profits 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 public records any deed, mortgage or other instrument, 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 under 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, aforesaid, hereunto set her hand and seal this **2nd** day of **October**, 19**75**.

(Seal)

Ann Zoltek
ANN ZOLTEK

(Seal)

(Seal)

(Seal)

Illinois Cook 55

I, **ANN ZOLTEK, a Spinster.** a Notary Public in and for said County, in the state aforesaid, do hereby certify that



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 set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seal this **2nd** day of **October**, 19**75**

Sharon S. Berkman
Notary Public

PIONEER BANK & TRUST COMPANY

For information only insert street address of above described property.

UNOFFICIAL COPY

1977 JUL 12 AM 9 08
JUL-12-77 405678 • 24007847 • A — Rec 10.

Property of Cook County Clerk's Office

10⁰⁰ MAIL

24007847



EDWIN FILIPPINI
1800 N. SAYRE AVE
CHICAGO, ILL. 60635

100 000 000

END OF RECORDED DOCUMENT

Property of Cook County Clerk's Office

3037

RECORDER OF DEEDS
COOK COUNTY, ILLINOIS

RECORDER
SIDNEY R. OLSEN



CHICAGO 60602

CHIEF DEPUTY RECORDER
MOREY W. ANDERSEN

ADMINISTRATIVE ASSISTANT
HARRY "BUS" YOURELL

CERTIFICATE OF ADDITIONS

THIS IS TO CERTIFY THAT THE MICROFILMED
IMAGES APPEARING ON THIS ROLL OF FILM
BETWEEN START ADDITIONS AND END ADDITIONS
ARE TRUE AND ACCURATE IMAGES OF THOSE
DOCUMENTS OF THE RECORDER OF DEEDS,
COOK COUNTY, ILLINOIS, WHICH WERE MISSING
OR PROVED UNREADABLE UPON INSPECTION OF
THE ORIGINAL ROLL, AND ARE TO BE SPLICED
TO SUCH ORIGINAL ROLL FOR ITS COMPLETION.

James D. Mitchell
CAMERA OPERATOR