

# UNOFFICIAL COPY

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DEED IN TRUST  
AUG 10 65-60-865 C  
Form 101 Rev. 11-71

24 052 915

The above space for recorder's use only

THIS INSTRUMENT WITNESSETH, THAT THE GRANTOR, **SUSAN GRAZIANO, a spinster,** of the County of **Cook** and State of **Illinois**, for and in consideration of the sum of **Ten and No/100** . . . . . Dollars (\$ **10.00**), in hand paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged, ConveyS and WarrantS to **AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO**, a national banking association whose main office is 33 No. LaSalle Street, Chicago, Illinois, as Trustee under the provisions of a certain Trust Agreement, dated the **2nd** day of **October, 1972**, and known as Trust Number **77222**, the following described real estate in the County of **Cook** and State of **Illinois**, to wit:

The North 6.333 acres of the West 13.806 acres of the following described parcel of land: That part of the South half of the Southeast Quarter of Section 13, Township 36 North, Range 12, East of the Third Principal Meridian, lying West of the East 615.597 feet thereof (excepting therefrom the West 250.00 feet of the South 696.96 feet thereof and also excepting therefrom the South 665.00 feet of a 1 that part lying East of the West 250.00 feet thereof).

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TO HAVE AND TO HOLD the said real estate 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 real estate or any part thereof, to dedicate parks, streets, highways or alleys to any subdivision or part thereof, and to resubdivide said real estate as may be 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 real estate 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, to lease or otherwise encumber said real estate, or any part thereof, to lease said real estate, or any part thereof, from time to time, in parcels or parcels, by lease to commence in present or in future, and upon any terms and for any period or periods of time, not exceeding in the case of any single lease the term of 99 years, and to renew or extend leases upon any terms and for any period or periods of time, 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 real estate and to contract respecting the manner of fixing the amount of present or future rental, to partition or to exchange said real estate, or any part thereof, for other real or personal property, to grant easements or charges of any kind, to release, to quit, or assign any right, title or interest, in or about or appurtenant to said real estate or any part thereof, and to deal with said real estate 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, or any successor in trust, in relation to said real estate, or to whom any real estate or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said Trustee, or any successor in trust, be obliged to see that the application of any purchase money, rent or money borrowed or advanced on said real estate, or be obliged to see that the terms of this trust have been complied with, or be obliged to inquire into the authority, necessity or expediency of any act of said Trustee, or be obliged or privileged to inquire in any of the terms of said Trust Agreement and every deed, trust deed, mortgage, lease or other instrument executed by said Trustee, or any successor in trust, in relation to said real estate shall be conclusive evidence in favor of every person (including the Registrar of Titles of said county) relying upon or claiming under any such conveyance, lease or other instrument, (a) that such conveyance or other instrument was executed in accordance with the trusts, conditions and limitations contained in the instrument and in said Trust Agreement or in all amendments thereof, if any, and binding upon all beneficiaries hereunder; (b) that said Trustee, or any successor in trust, was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument and (c) that 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, rights, powers, authorities, duties and obligations of its, his or their predecessor in trust.

This conveyance is made upon the express understanding and conditions that neither American National Bank and Trust Company of Chicago, individually or as Trustee, nor its successor or successors in trust shall incur any personal liability or be subjected to any claim, judgment or decree for anything it or they or its or their agents or attorneys may do or omit to do in or about the said real estate or under the provisions of this deed or said Trust Agreement or any amendment thereto, or for injury to person or property happening in or about said real estate, any and all such liability being hereby expressly waived and released, and no contract, obligation or indebtedness incurred or entered into by the Trustee in connection with said real estate may be entered into by it in the name of the beneficiaries under said Trust Agreement as their attorney-in-fact, hereby irrevocably appointed for such purposes, or, at the election of the Trustee, in its own name, as Trustee of an express trust and not indelibly (and the Trustee shall have no obligation whatsoever with respect to any such contract, obligation or indebtedness except only so far as the trust property and funds in the actual possession of the Trustee shall be applicable for the payment and discharge thereof. All persons and corporations whatsoever and whatsoever shall be charged with notice of this condition from the date of the filing for record of this deed.

The interest of each and every beneficiary hereunder and under said Trust Agreement 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 any 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 earnings, avails and proceeds thereof as aforesaid, the intention hereof being to vest in said American National Bank and Trust Company of Chicago the entire legal and equitable title in fee simple, in and to all of the real estate above described.

If the title to any of the above real estate 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 waives, and releases, any and all right or benefit under, by virtue of any and all statutes of the State of Illinois, providing for exemption or homesteads from sale on execution or otherwise.

In Witness Whereof, the grantor aforesaid has hereunto set her hand and seal, this 7th day of June, 1977.

(SEAL) Susan Graziano (SEAL)

STATE OF ILLINOIS } I, MILDRED M. CIERNIAK, a Notary Public in and for said  
COUNTY OF COOK } ss. County, in the State aforesaid, do hereby certify that  
**SUSAN GRAZIANO, a spinster,**

personally known to me, and whose name person is she subscribed to the foregoing instrument, appeared before me on this day of June, 1977, and acknowledged that she is the person who signed, sealed and delivered the foregoing 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 seal this 7 day of June, A.D. 1977  
Mildred M. Cierniak Notary Public

My commission expires April 8, 1979

American National Bank and Trust Company of Chicago  
Box 221

For information only insert street address of above described property.

Stamp: this space for affixing Riders and Revenue Stamps Exempt under provisions of Paragraph 5, Section 4, Real Estate Transfer Tax Act.

Stamp: Buyer, Seller or Representative  
Stamp: 8-10-77  
Stamp: Date

Stamp: 24 052 915  
Stamp: Document Number

Vertical stamp: PREPARED BY DAVID DUBOISE 137 W. LA SALLE ST. CHICAGO, ILL.

UNOFFICIAL COPY

COOK COUNTY, ILLINOIS  
FILED FOR RECORD

AUG 10 2 14 PM '77

*Edw. R. Wilson*  
RECORDER OF DEEDS

\*24052915

Property of Cook County Clerk's Office

END OF RECORDED DOCUMENT