

UNOFFICIAL COPY

WARRANTY DEED IN TRUST

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RECORDERS OF DEEDS
COOK COUNTY ILLINOIS

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10.00

The above space for recorder's use only

THIS INDENTURE WITNESSETH, That the Grantor, DANIEL L. DAVIDSON and CAROL J. DAVIDSON, HIS WIFE 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, Convey and Warrant unto LA GRANGE STATE BANK, a banking corporation duly organized and existing under the laws of the State of Illinois, and duly authorized to accept and execute trusts within the State of Illinois, as Trustee under the provisions of a certain Trust Agreement, dated the 20th day of August, 1977, and known as Trust Number 4458, the following described real estate in the County of Cook and State of Illinois, to-wit:

The South 1/2 of Lot 14 and all of Lot 15 in the Subdivision of Block 2 in Gunderson and Gager's Addition to Oak Park, a Subdivision of the East 1/2 of the West 1/2 except the West 66.1 feet of the Southwest 1/4 of Section 18, Township 39 North, Range 13 East of the Third Principal Meridian in Cook County, Illinois.

GRANTEE'S ADDRESS: 147 N. La Grange Road, La Grange, IL 60525

SUBJECT TO

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, maintain, protect and subdivide said real estate or any part thereof, to dedicate paths, streets, highways or alleys and to create any subdivision or part thereof, and to subdivide said real estate 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 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, pledge or otherwise encumber said real estate, or any part thereof, to lease said real estate, or any part thereof, from time to time in possession or reversion, by lease to commence in present or in future, and upon any term and for any period or periods of time, not exceeding in the case of any one lease a term of 99 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 land and to contract respecting the manner of fixing the amount of present or future rentals, to partition or to exchange said real estate, or any part thereof, for all or part of any personal property, to grant easements or charges of any kind, to release, convey 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 estate 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 said 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 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 into 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, except as hereinafter provided. Any 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 then beneficiaries under said Trust Agreement or its 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 individually. Said beneficiaries 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 shall be charged with notice of this indenture from the date of the filing for record of this Deed.

The interests of each and every beneficiary hereunder and under said Trust Agreement and of all persons claiming under them or any of them, shall vest only in the earnings, profits 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 or such, but only an interest in the earnings, profits and proceeds thereof or thereon, the intention hereof being to vest said LA GRANGE STATE BANK 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 at hereafter registered, the Register 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 conditions" or "with limitations" or words of similar import, in accordance with the statute in such case made and provided, and said Trustee shall not be required to produce the said Agreement or a copy thereof, or any extracts therefrom, as evidence that the Trustee shall be dealing lawfully in the purchase and sale of the real estate and the proceeds therefrom, 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.

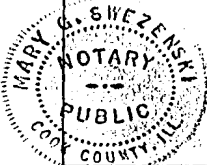
In Witness Whereof, the grantor s aforesaid have hereunto set their hands and seals this 20th day of August, 1977.

(SEAL) Daniel L. Davidson (SEAL)
 (SEAL) Carol J. Davidson (SEAL)
DANIEL L. DAVIDSON
CAROL J. DAVIDSON

State of Illinois ss. I, The Undersigned a Notary Public in and for said County, County of Cook, do hereby certify that DANIEL L. DAVIDSON and CAROL J. DAVIDSON, his wife

personally known to me to be the same persons s whose names s subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument as their 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 20th day of August, 1977
Mary G. Swiezenski
 Notary Public



La Grange State Bank
 MAIL TO: 14 SOUTH LA GRANGE ROAD
 LA GRANGE, ILLINOIS 60525

1028 Wenonah Avenue, OAK PARK, ILL.
 THIS INSTRUMENT WAS DEPOSITED BY LA GRANGE STATE BANK
 For information only insert street address of above described property.
 500-12-111 FLEETWOOD PRESS
 14 S. W. WASHINGTON ST.
 LA GRANGE, ILL. 60525
 CHARLES M. JARDINE

Exempt under EMPLOYER'S LIFE, PARISH, AND RENEWAL ACT, Section 4, Real Estate Transfer Act.

990190013

date: 8/20/77 by Mary G. Swiezenski La Grange State Bank

END OF RECORDED DOCUMENT