

UNOFFICIAL COPY

WARRANTY DEED IN TRUST

1977 OCT 3 PM 3 01. 24132058 - A -- Rec
OCT-3-77 4 5 29 91. 24 132 058

F 220 2-70

THE ABOVE SPACE FOR RECORDERS USE ONLY

Exempt under provision of Par
(e), Sect 200, 1-286 of Chicago
Trustee Transaction Tax Ordinance
10-3-77

Exempt under provisions of Paragraph (e)
Sect 4 of Real Estate Transfer Tax Act
10-3-77

THIS INDENTURE WITNESSETH, That the Grantor

JERRY RUSIN

of the County of COOK and State of ILLINOIS for and in consideration
of Ten Dollars, and other good
and valuable considerations in hand paid, Convey and warrant
unto the PIONEER TRUST &
SAVINGS BANK, a corporation of Illinois, as Trustee under the provisions of a trust agreement dated the
16th day of May 1970, known as Trust Number 17320, the
following described real estate in the County of Cook and State of Illinois, to-wit:

This instrument prepared by
Jerry Rusin
6463 W. North Ave
Chicago Illinois.

The North 43 Feet of Lots 40 and 41 (except the West 2
feet of Lot 41 known for opening of Thomas Street, now
North Sacramento Avenue) in Hinsdale Resubdivision of
Lots 1 to 10 inclusive in Mc Govvern's Subdivision of the
East 10 Acres of the South 20 Acres of the North 45.3
Acres South West of the Plank Road of the North West
Quarter of Section 36, Township 40 North, Range 13 East
of the Third Principal Meridian, in Cook County, Illinois.

Subject to General Real Estate Taxes for the year 1974 and subsequent
years and restrictions, conditions, covenants, and exceptions of
record.

Grantor's Address: 4212 W. North Ave., Chicago, Ill. 60639
TO HAVE AND TO HOLD the said premises 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 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, to
contract to sell, to grant options to purchase, to sell, to lease, 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, to lease, to otherwise encumber said property, or any part thereof, to lease said property, or
any part thereof, from time to time, in possession or reversion, to lease 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 one lease the 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 reversion and
to contract respecting the manner of fixing the amount of persons or future tenants, 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 con-
veyed, contracted to be sold, leased or mortgaged by said trustee, be obliged to see to the application of any purchase money, rent, or money bur-
rowed or advanced on said premises, or be obliged to see that the terms of this indenture 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 trusts, conditions and limitations contained in this indenture and in said trust agreement or in some attachment thereto 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 the trustee or
his 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, 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 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 has hereunto set his hand and seal
this 3rd day of October 1977

(Seal)

Jerry Rusin (Seal)

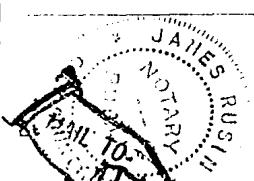
(Seal)

State of Illinois ss. I, James Rusin, a Notary Public in and for said County, in
County of Cook the state aforesaid, do hereby certify that
Jerry Rusin

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 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 notarial seal this 3rd day of October 1977

Notary Public



Pioneer Trust & Savings Bank
STANLEY J. KWITEK
CERTIFIED PUBLIC ACCOUNTANT
2254 WEST FOSTER AVENUE
CHICAGO, ILLINOIS - 60625

2311 N. Sacramento Ave
Chicago Illinois
For information only insert street address of
above described property.

10.00 MAIL 24132058

END OF RECORDED DOCUMENT