

# UNOFFICIAL COPY

## DEED IN TRUST (WARRANTY)

REC-2007/ALBY-SPRNG-PR-RECORDED-ONLY-2007-09-10-12 10 PM  
24 157 409

SEE BOOK OF DEEDS  
COOK COUNTY ILLINOIS

001-2007/ALBY-SPRNG-PR-RECORDED-ONLY-2007-09-10-12 10 PM  
10.00

THIS INDENTURE WITNESSETH, that the Grantor TIMOTHY W. ANDERSON, divorced  
and not since remarried  
of the County of Cook and State of Illinois, for and in consideration of the sum  
of TEN AND NO/100 (\$10.00) Dollars,  
(\$ 10.00), in hand paid, and of other good and valuable considerations, receipt of which is hereby duly  
acknowledged, Convey S and Warrant S unto First State Bank & Trust Company of Park Ridge, an Illinois bank-  
ing corporation of Park Ridge, 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 8th day of September, 1977, and known as Trust Number  
512, the following described real estate in the County of Cook and State of Illinois, to-wit:

Lot 18226 in Weathersfield Unit 18 being a Subdivision  
in the South West 1/4 of Section 27, and the South East  
1/4 of Section 28, Township 41 North, Range 10 East of  
the Third Principal Meridian in Cook County, Illinois,  
according to the plat thereof recorded, in the Office of  
the Recorder of Deeds of Cook County, Illinois on  
April 8, 1970 as Document Number 21129673 in Cook County,  
Illinois

Exempt under provisions of Paragraph  
E, Section 4, Real Estate Transfer  
Tax Act.

10/19/77 Timothy W. Anderson  
Date Buyer, Seller or Representative

Consideration less than \$100.00  
No Revenue Stamps Required

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 with respect to the real estate or any part or parts of it, and at any time or  
times to improve, manage, protect, defend, subdivide said real estate or any part thereof, to dedicate parks, streets, highways or alleys and to  
vacate any subdivision or part thereof, and to redivide said real estate as often as desired, to contract to sell, to grant options to purchase,  
to sell on any terms, to convey with or without consideration, to convey said real estate or any part thereof to a successor  
Trustee, to donate, to dedicate, to mortgage, to place or otherwise encumber said real estate, or any part thereof, to lease said real estate,  
terms and for any period or periods of time, not exceeding in the case of any single demise 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 lease 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 rentals, 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, convey or assign any right, title or interest in or about or easement 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 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 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 to the application of any purchase money, rent or money borrowed or advanced on the trust property, or be obliged to see that the  
terms of the 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, 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 deed 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 herein and in said Trust Agreement or in all  
amendments thereof, if any, and is binding upon all beneficiaries thereunder, (c) 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 (d) if the con-  
veyance is made to a successor in trust, that such successor in trust has been properly appointed and is fully  
vested with all the title, estate, rights, powers, authorities, duties and obligations of its, his or their predecessor in trust.

This conveyance is made upon the express understanding and condition that the Grantee, neither 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 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. Any contract, obligation or indebtedness, incurred or entered into by the Trustee in con-  
nection with said real estate may be entered into by it in the name of the then beneficiary, or the Trustee, or the Trustee in con-  
junct, 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 (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 at all applicable for the payment and dis-  
charge thereof). All persons and corporations whatsoever and whatever 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 the trust property, 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 trust property as such, but only an interest in the earnings, avails and proceeds thereof as aforesaid, the attention hereof being to  
vest in the Trustee the entire least an equitable title in fee simple, in and to all of the trust property, as described.

If the title to any of the trust property 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 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 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 Timothy W. Anderson hereunto set his hand and seal on the 9th  
day of August, 19 77.

[Seal] Timothy W. Anderson [Seal]  
[Seal]

STATE OF Illinois ) ss.  
COUNTY OF Cook

Carlisle H. Lone, a Notary Public in and for said County, in the State  
of Illinois, do hereby certify that Timothy W. Anderson, divorced and not since remarried  
is the same person whose name is subscribed to the foregoing instrument, appeared be-  
fore me in person and acknowledged that he signed, sealed and delivered the said instrument as his free and volun-  
tary act for the purposes and purposes therein set forth, including the release and waiver of the right of homestead.

Witness my hand and Notarial Seal this 9th day of August, 19 77.  
Carlisle H. Lone  
Commission Expires 1 23 19 78 NOTARY PUBLIC

Document Prepared By:  
Edward A. Villadonga  
222 S. Prospect Avenue  
Park Ridge, Illinois 60068

ADDRESS OF PROPERTY:  
826 Houlton Court  
Schaumburg, Illinois

THE ABOVE ADDRESS IS FOR STATISTICAL PURPOSES  
ONLY AND IS NOT A PART OF THIS DEED.  
SEND SUBSEQUENT TAX BILLS TO:  
Timothy W. Anderson  
6117 Scott  
Rosemont, Illinois

BFC Forms Service, Inc.

DOCUMENT NUMBER

24157409

END OF RECORDED DOCUMENT