

UNOFFICIAL COPY

D.T SC 24169 QM7F

24 389 634

THIS INSTRUMENT PREPARED BY:
Joseph R. Perozzi, Atty at Law
165 West Tenth Street
Chicago Heights, Illinois 60411

RECORDED APR 5 AM 11 03
COOK COUNTY ILLINOIS

RECORDED *Richard E. Collins*

The above space for recorder's use only

APR-5-78 38495 24389634 A REG

12.00

THIS INSTRUMENT WITNESSETH, That the Grantor Regina L. Mistro, a spinster,
at 1000 East 111th Street, Chicago, Illinois, 60628

of the county of Cook and State of Illinois for and in consideration of Ten Dollars (\$10.00), and other good and valuable considerations in hand paid, Convey and warrant claims to the HERITAGE/PULLMAN BANK AND TRUST COMPANY, a corporation of Illinois, whose address is 1000 East 111th Street, Chicago, Illinois 60628, as Trustee under the provisions of a trust agreement dated the 6th day of December 1977, known as Trust Number 71-81563 the following described real estate in the County of Cook and State of Illinois, to-wit:

PARCEL 1: Lot 11 (Except the West 22 ft. thereof) all of Lot 12, Lot 13 and all of Lots 14, 15 and 16 in Block 10 in R. E. Wallace Addition to Bloom, in the Southeast 1/4 of Section 20, Township 35 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

PARCEL 2: Lot 64 and the West 66 ft. of Lot 65 in Hilltop Land Company's Subdivision of the North half of the Southwest quarter of Section 19 and the West 25 acres of the North half of the Southeast quarter of Section 19, Township 35 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

12.00

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 on any terms, 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, pledge or otherwise encumber said property, or any part thereof, to lease said property, or any part thereof, from time to time, in possession or reversion, by leases to commence in the present or future, and upon any terms as to 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 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 present or future rentals, to partition or to exchange said property, or any part thereof, or 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 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 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 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 amendment thereof and binding upon all beneficiaries hereunder, (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 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 as such, 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 her hand and seal this 6th day of December 1977

(Seal) *Regina L. Mistro* (Seal)
Regina L. Mistro
(Seal) (Seal)

This space for affixing Riders and Revenue Stamps
Exemption under provision of paragraph 1e)
Section 4, Real Estate Transfer Tax Act.
Date 5/1/78
Buyer, seller or representative

24389634
Recorder's Number

After recording return to:
HERITAGE/PULLMAN BANK AND TRUST COMPANY
Recorders Box 413

560 W. 142nd ST CHGO HGTS
For information only insert street address of above described property.

UNOFFICIAL COPY

State of Illinois ss.
County of Cook

I, BEVERLY A. SOPETTI, a Notary Public in and for said County, in the state aforesaid, do hereby certify that Regina L. Mistro, a spinster, AT 1000 East 111th St., Chgo., Ill. 60628



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 6th day of December, 1977.

Beverly A. Sopetti
Notary Public

After recording return to:
HERITAGE/PULLMAN BANK AND TRUST COMPANY
Recorders Box 413

1200823

24389634

BOX 413

TRUST No. _____

DEED IN TRUST
(WARRANTY DEED)

TO:
HERITAGE/PULLMAN BANK
AND TRUST COMPANY
TRUSTEE

 Heritage/Pullman Bank
1000 East 111th Street, Chicago, Ill. 60628
(formerly Pullman Bank and Trust Comp., Inc.)

4-1-06-09

END OF RECORDED DOCUMENT