

25419269

SC5-37-38

QUIT CLAIM DEED IN TRUST  
THIS INSTRUMENT WAS PREPARED BY  
JOHN P. DUNNE  
PIONEER BANK & TRUST COMPANY  
1660 W. NORTH AVENUE CHICAGO, ILLINOIS

COOK COUNTY, ILLINOIS  
FILED FOR RECORD

*S. M. Clerk*  
REGISTERED

1958 APR 9 PM 1:12

25419269

THE ABOVE SPACE FOR RECORDERS USE ONLY

THIS INDENTURE WITNESSETH, That the Grantor **PHYLLIS CHEEVER** divorced and not since remarried

of the County of **Cook** and State of **Illinois** for and in consideration of and valuable considerations in hand paid, Conveys and quit claims unto the **PIONEER BANK & TRUST COMPANY**, a corporation of Illinois, as Trustee under the provisions of a trust agreement dated the **11th** day of **February** 19 **80**, known as Trust Number **22236** the following described real estate in the County of **Cook** and State of **Illinois**, to-wit:

RIDER ATTACHED HERETO and INITIALED

LOCAL ATTACHED HERETO AND MADE A PART OF:

Unit 80 in the 139 N. Dearborn Condominium as delineated on a survey of the following described real estate:

Parcel 1:  
Sublot 5 in Auditor's Division of Lot 8 in Bryson's Addition to Chicago in Section 4, Township 29 North, Range 14 East of the Third Principal Meridian; also

Parcel 2:  
The North 25 feet of the West 117.19 feet (except that part thereof dedicated for public utility and also except the 2 foot strip North of and 1/2" strip said alley dedicated to Katherine P. Blum) of Lot 7 of Bryson's Addition to Chicago, a subdivision of the Northeast quarter, Section 4, Township 29 North, Range 14 East of the Third Principal Meridian; also

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Parcel 3:  
Sublot 4 in Auditor's Division of Lot 8 in Bryson's Addition to Chicago in Section 4, Township 29 North, Range 14 East of the Third Principal Meridian; also

Parcel 4:  
That part of the North 25.00 feet of Lot 7 of Bryson's Addition to Chicago in Section 4, Township 29 North, Range 14 East of the Third Principal Meridian, that part bounded by the 200' southerly extension of the alley and by the easterly and northerly lines of the lot, and the alley, all as more particularly described in the first part of this instrument, and also the 25' strip of the alley lying north of the lot, and the alley, all as more particularly described in the second part of this instrument; also

Parcel 5:  
That part of the 1/2" Alley dedicated by the grantor of this instrument to the south line of the North 25.00 feet of Lot 7 of Bryson's Addition to Chicago in Section 4, Township 29 North, Range 14 East of the Third Principal

Meridian, Cook County, Illinois, which alley is situated as follows: Part of the subdivision of the Bryson Addition as shown on the plat of the same, and also the 1/2" strip of alley lying north of the lot, and the alley, all as more particularly described in the first part of this instrument.

RECEIVED IN BAD CONDITION

Property of Cook County, Illinois

Exempt under provisions of Paragraph 1, Section 4, Real Estate Code, Illinois, Chapter 120, Section 1-1.1  
Date 3/21/80

Grantee's Address: 4000 West North Avenue, Chicago, Illinois 60639

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trust 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 subdivide 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 premises or any part thereof, to lease said property, or any part thereof, from time to time, in possession or reversion, by years to commence in present or futuro, and upon any 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 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, in whole or in part, title or interest in or about or other considerations as it would be lawful for any person owning the same to deal with the same, whether same are or are 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 proceeds of 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 the trust agreement; and 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 (c) that said trustee was duly authorized and empowered to execute and deliver every such 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 its, his or their predecessor in trust.

The interests 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 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 not to give 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.

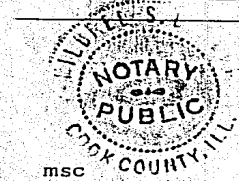
And the said grantor hereby expressly waives S. and release S. any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

In Witness Whereof, the grantor, S. do hereby certify that S. her hand and seal this 1st day of March, 1980

Phyllis Cheever (Seal) 1000 (Seal) (Seal)

Illinois the undersigned Cook County, Illinois as a Notary Public in and for said County, in the state aforesaid, do hereby certify that Phyllis Cheever, divorced and not since remarried

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 21st day of March, 1980



Mildred S. Condon Notary Public

Pioneer Bank & Trust Company

Box 22

For information only insert street address of above described property.

THIS SPACE FOR AFFIXING RIDERS AND REVENUE STAMPS

05419203

Notary Office

Document Number

END OF RECORDED DOCUMENT