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THIS INSTRUMENT WAS PREPARED BY
JOHN P. DUNNE
PIONEER BANK & TRUST COMPANY
4000 W. NORTH AVENUE - CHICAGO, ILLINOIS
QUIT CLAIM DEED IN TRUST

25 3:30 485

COOK COUNTY, ILLINOIS
FILED FOR RECORD

Sidney H. Olson
RECORDER OF DEEDS

25455189

1980 MAR 13 PM 2:34

25390485

F220A 8-75

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 **ten and no/100 (\$10.00)** Dollars, and other good
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 **17th**
day of **October**, 19 **79**, known as Trust Number **22064**, the following
described real estate in the County of **Cook** and State of Illinois, to-wit:

SEE RIDER ATTACHED HERETO

*this document is being recorded and reacknowledged
to correct legal description*

COOK COUNTY, ILLINOIS
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RECORDER OF DEEDS

1980 MAY 13 PM 12:52

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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 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 successor 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 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 premises and to contract respecting the manner of fixing the amount of present or future rentals, to partition or to enclose 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 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 person relying upon or claiming under any instrument executed by said trustee in relation to said real estate shall be conclusively evidence in favor of 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 terms, 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 its, his or their 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 avails and proceeds thereof shall have any title or interest, legal or equitable, in or to said real estate as such, but only an interest in the earnings 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 4th day of March 1980

(Seal)

Phyllis Cheever
Phyllis Cheever

(Seal)

State of ILLINOIS
County of COOK

I, the undersigned 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 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 5 day of March 1980

Wayne
Notary Public
Cook County, Illinois

67 68 69 70

MAR 13

11.00

THIS SPACE FOR AFFIXING RIDERS AND REVENUE STAMPS

Phyllis Cheever
Date 03/10/80

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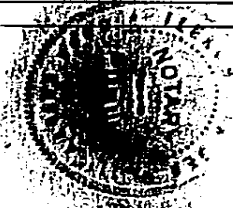
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Property of Cook County Clerk's Office

(Seal) _____ (Seal)

State of ILLINOIS
County of COOK } ss.

I, the undersigned, 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 4th day of March, 1980

[Signature]
Notary Public

Pioneer Bank & Trust Company

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Document Number

390 485

UNOFFICIAL COPY

Unit No. 512, in Crystal Towers Condominium "D" as delineated on the Plat of Survey on the following described parcel of real estate:

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THAT PART OF LOT 1 IN CRYSTAL TOWERS CONDOMINIUM DEVELOPMENT, BEING A CONSOLIDATION OF LOT 1 AND OUTLOT "H" OF TALLY HO APARTMENTS, A DEVELOPMENT OF PART OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 22, TOWNSHIP 41 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF LOT 1 AFORESAID; THENCE NORTH 89° 22' 27" EAST ALONG THE SOUTH LINE OF LOT 1 AFORESAID FOR A DISTANCE OF 410.00 FEET TO THE POINT OF BEGINNING OF THE LAND BEING HEREIN DESCRIBED; THENCE NORTH 00° 37' 33" WEST 182.38 FEET; THENCE NORTH 89° 22' 27" EAST 344.08 FEET; THENCE NORTH 27° 14' 43" EAST 31.29 FEET TO A LINE 170.0 FEET SOUTHWESTERLY OF (AS MEASURED AT RIGHT ANGLES) AND PARALLEL WITH THE NORTHEASTERLY LINE OF LOT 1 AFORESAID; THENCE SOUTH 62° 45' 17" EAST ON SAID PARALLEL LINE, 90.00 FEET TO THE EAST LINE OF LOT 1 AFORESAID; THENCE SOUTH 01° 00' 03" EAST ON SAID EAST LINE, 212.17 FEET TO THE SOUTHEAST CORNER OF LOT 1 AFORESAID; THENCE SOUTH 89° 22' 27" WEST ALONG THE SOUTH LINE OF LOT 1 AFORESAID; 463.03 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

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Which plat of Survey is attached as Exhibit "B" to a certain Declaration of Condominium Ownership and By-Laws made by the American National Bank and Trust Company of Chicago, as trustee, under a Trust agreement dated July 15, 1976 and known as Trust No. 39118, and recorded in the office of the Recorder of Deeds, Cook County, Illinois, as Document No. 25214263 together with the undivided percentage interest in the common elements.

Grantor also expressly grants to grantee, its successors and assigns, as rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of said property set forth in the aforementioned Declaration, and grantor expressly reserves to itself, its successors and assigns, the rights, benefits and easement set forth in said Declaration for the benefit of all remaining property described in said plat of survey or said Declaration.

This deed is made subject to all rights, benefits, easements, restrictions conditions, reservations and covenants contained in said Declaration, the same as though the provisions of said Declaration were recited and stipulated at length herein.

Grantor furthermore expressly grants to the parties of the second part, their successors and assigns, the rights and easements appurtenant to and for the benefit of said land as defined and set forth in a Declaration of Easement dated October 26, 1976 and recorded October 29, 1979 in the office of the Cook County Recorder of Deeds as document no. 25214264

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