

Ball
67 83 070K₂

DEED IN TRUST WARRANTY DEED

THIS INDENTURE WITNESSETH, That the Grantor, RICHARD H. BALIN, a widower and not since remarried of the county of Cook and State of Illinois

for and in consideration of Ten & no/100----- Dollars. and other good and valuable considerations in hand, paid, ConveyS and WarrantS unto the ELMHURST NATIONAL BANK, a National Banking Association of the United States of America, as Trustee under the provisions of a trust agreement dated the 1ST day of Aug. 1980 and known as Trust Number 4737

the following described real estate in the County of Cook and State of Illinois, to-wit: The South 10 feet of lot 28 and all of Lot 29 and the North 1 foot of Lot 30 (Except the East 7 feet of Each of said lots) in Block in Henry Wallers Subdivision of the South 43 3/4 Acres of the East 1/2 of the South East 1/4 of Section 8, Township 38 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois.

Subject to general real estate taxes for 1978 and subsequent years.

This Document was prepared by Moe M. Forman 77 W Washington Chicago, Ill.

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 sell on any terms, to convey either with or without consideration, to donate, to dedicate, to mortgage, pledge or otherwise encumber, to lease said property, or any part thereof, from time to time, by leases to commence in present or in future, and upon any terms and for any period or periods of time, not exceeding 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 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 said premises 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, to whom said premises, or any part thereof, shall be conveyed, contracted to be sold, leased or mortgaged by said trustee, and in no case shall any party dealing with said trustee in relation to said premises, 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 privileged or obliged to inquire into any of the terms of said trust agreement.

The interest of each and every beneficiary hereunder and of all persons claiming under them, is hereby declared to be personal property and to be in the earnings, avails and proceeds arising from the disposition of the premises; the intention hereof being to vest in the said ELMHURST NATIONAL BANK, the entire legal and equitable title in fee, in and to all of the premises above described.

This conveyance is made upon the express understanding and condition that neither Elmhurst National Bank, 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 or 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 all such liability being hereby expressly waived and released. Any contract, obligation or indebtedness incurred or entered into by the Trustee in connection with said real estate may be entered into by it in the name of the then beneficiaries under said Trust Agreement as their attorney-in-fact, 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 adversely (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 shall be applicable for the payment and discharge thereof). All persons and corporations whomsoever and whatsoever shall be charged with notice of this condition from the date of the filing for record of this Deed.

And the said grantor hereby expressly waive S and release S any and all rights of 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 4th day of August 1980

(SEAL) Richard Balin (SEAL)

State of ILLINOIS) ss. I, Moe M Forman a Notary Public in and for said County, in County of C O O K) the state aforesaid, do hereby certify that Richard H. Balin, a widower 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 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 4th day of Aug A. D. 19 80 Moe M Forman Notary Public

Please mail to ELMHURST NATIONAL BANK YORK STREET AT PARK AVENUE ELMHURST, ILLINOIS

158 N Parkside 5651-61 W. West End- Chgo, IL

For information only insert street address of described property

BOX 533

25544454

COOK CO. REC. 615 50936

STATE OF ILLINOIS REAL ESTATE TRANSFER TAX RECEIVED

10.00

CANCELLED

25544454

UNOFFICIAL COPY

COOK COUNTY, ILLINOIS
FILED FOR RECORD
1980 AUG 12 AM 2:46

Sidney R. Olson
RECORDER OF DEEDS
25544454

Property of Cook County Clerk's Office

TRUST No.

DEED IN TRUST
(WARRANTY DEED)

TO
ELMHURST NATIONAL BANK
TRUSTEE

ELMHURST NATIONAL BANK
ELMHURST, ILLINOIS

FORM 1312 BAYBROOK, IL

END OF RECORDED DOCUMENT