

UNOFFICIAL COPY

DEED IN TRUST
(QUIT-CLAIM)

1980 SEP 11 AM 10 52

. 25579890

(The Above Space For Recorder's Use Only)

Unit X K.K

THIS INDENTURE WITNESSETH, that the Grantor Sharon K. Crowley,
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 hundreds Dollars,
(\$10.00), in hand paid, and of other good and valuable considerations, receipt of which is hereby
duly acknowledged, Convey S and Quit-Claim S unto Capitol Bank of Chicago, an Illinois banking corporation whose
address is 4671 West Fullerton, Chicago, 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 28th Day of July, 1980, and
known as Trust Number 60, the following described real estate in the County of Cook
and State of Illinois, to-wit:

SEE ATTACHED LEGAL DESCRIPTION RIDERS.

Unit No. 2 W as delineated on Survey of the following described
Parcel I real estate:

Lot 13 in Block 2 in Herdlen Hofflund and Carson's North Shore
Addition to Chicago in the South East Fractional 1/4 of Section
32, Township 41 North, Range 14 East of the Third Principal
Meridian, in Cook County, Illinois,

which Survey is attached as Exhibit A to a Declaration of Condominium
made by COMMERCIAL NATIONAL BANK OF CHICAGO, as Trustee under Trust
Agreement dated January 20, 1979 known as Trust Number 215, recorded in
the Office of the Recorder of Deeds of Cook County, Illinois as Document
#24876751 together with its undivided percent interest in said parcel as
set forth in the Declaration (excepting from said parcel all the property
and space comprising all the units thereof as defined and set forth in
said Declaration and Survey).

The party of the first part also hereby grants to said parties of the
second part, their 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 aforesaid Declaration, and the party of
the first part reserves to itself, its successors and assigns, the rights
and easements set forth in said Declaration for the benefit of the remaining
property described therein.

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

RIDER #1

in 200, 1-250 under

the Chicago

11.11

Seller or Representative

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94 Unit X K.K.

11.15
Seller or Representative

Unit No. 3 w Parcel 2. as delineated on Survey of the following described real estate:

Lot 13 in Block 2 in Herdieu Hofflund and Carson's North Shore Addition to Chicago on the South East Fractional 1/4 of Section 32, Township 41 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois,

which Survey is attached as exhibit A to a Declaration of Condominium made by COMMERCIAL NATIONAL BANK OF CHICAGO, as Trustee under Trust Agreement dated January 20, 1979 known as Trust Number 215, recorded in the Office of the Recorder of Deeds of Cook County, Illinois as Document #24876751 together with its undivided percent interest in said parcel as set forth in the Declaration (excepting from said parcel all the property and space comprising all the units thereof as defined and set forth in said Declaration and Survey).

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The party of the first part also hereby grants to said parties of the second part, their 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 aforesaid Declaration, and the party of the first part reserves to itself, its successors and assigns, the rights and easements set forth in said Declaration for the benefit of the remaining property described therein.

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

RIDER #2

Property of Cook County Clerk's Office

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#2 of 4 SC 5-88-94 Unit X KK

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

CAPITOL BANK OF CHICAGO as Trustee under Trust No. 60.

Date July 31, 1980

By: *[Signature]*
Vice President & Trust Officer

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 and subdivide said real estate or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision of 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 condition, to convey said real estate 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 real estate, or any part thereof, to lease said real estate, or any part thereof, from time to time, in possession or reversion, to commence in the present or in the future and to renew or extend leases upon any terms and for any period or periods of time not exceeding in the case of a 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 real estate and to contract respecting the manner, timing 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 estate, in 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, contacted 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 real estate, or be obliged to see that the terms of the trust have been complied with, or be obliged to inquire into the authority, capacity or expediency of any act of said Trustee, or be obliged or privileged to inquire into any of the terms of said Trust Agreement, or any deed, mortgage, lease or other instrument executed by said Trustee, or any successor in trust, in relation to said real estate, or to be conclusively evidence in favor of every person relying upon or claiming under any such conveyance, lease or other instrument, or 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 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, his or their predecessor in trust.

This conveyance is made upon the express understanding and condition that the Grantee, neither individually 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, 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 Grantee in connection with said real estate may be entered into by it in the name of the then beneficiaries under said Trust Agreement, their attorneys-in-fact, hereby irrevocably appointed for such purpose, or at the election of the Trustee, in its own name, as Trustee or in any other name, 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 shall be applicable for the payment or discharge thereof). All persons and corporations whomsoever and whatsoever shall be charged with notice of this condition from the time 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 intention hereof being to vest in the Trustee the entire legal and equitable title in fee simple, in and to all of the trust property above 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 accordance with the statute in such case made and provided.

And the said Grantor hereby expressly waives and releases 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 homestead from sale on execution or otherwise.

IN WITNESS WHEREOF, the Grantor Sharon K. Crowley aforesaid has S. hereunto set her hand and seal this 31st day of JULY, 19 80

Sharon K. Crowley (Seal) (Seal) (Seal)

STATE OF ILLINOIS
COUNTY OF COOK
I, Rudolph C. Schoppe, a Notary Public in and for Cook County, in the State of Illinois, do hereby certify that Sharon K. Crowley, 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, a Notary Public, and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act and deed for the purposes therein set forth, including the release and waiver of the right of homestead.
GIVEN under my hand and Notarial Seal this 31st day of July, 19 80.

Commission expires June 4, 19 81
NOTARY PUBLIC

Document Prepared by:
Rudolph C. Schoppe
4801 West Fullerton Avenue
Chicago, Illinois 60639

ADDRESS OF PROPERTY: Units 2W and 3W, 670 North Sheridan Road, Chicago, Illinois
THE ABOVE ADDRESS IS FOR STATISTICAL PURPOSES ONLY AND IS NOT A PART OF THIS DEED.
SUBSEQUENT TAX BILLS TO:
(Name)
(Address)



PROVISIONS OF PARAGRAPH S, SECTION 2001, TRANSACTION TAX ORDINANCE.

Buyer, Seller or Representative
[Signature]
Date 7-31-80

Buyer, Seller or Representative
[Signature]
Date 7-31-80

DOCUMENT NUMBER
05579590

END OF RECORDED DOCUMENT