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9/25/80
68-12-586-0
G.S.

25764207

COOK COUNTY, ILLINOIS
FILED FOR RECORD

Sidney H. Olson
RECORDER OF DEEDS

1981 FEB -5 PH 1:01

25764207

WARRANTY DEED IN TRUST

The above space for recorder's use only

THIS INDENTURE WITNESSETH, That the Grantor **GEORGE A. SCHULTZ** and **GENEVIEVE SCHULTZ**, his wife,

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, Convey and Warrant unto the **FIRST NATIONAL BANK OF BLUE ISLAND**, a corporation duly organized and existing under the laws of the United States and qualified to do a trust business under and by virtue of the laws of the State of Illinois, as Trustee under the provisions of a Trust Agreement dated the **25th** day of **November** 19 **80**, known as Trust Number **80145**, the following described real estate in the County of **COOK** and State of Illinois, to-wit:

The North 1/2 of the East 1/4 of the West 4/5ths of the North East 1/4 of the North West 1/4 of the North East 1/4 of Section 19, Township 36 North Range 13 East of the Third Principal Meridian, in Cook County, Illinois.

This conveyance is subject to:

1. Covenants, conditions and restrictions of record;
2. public and utility easements & roads & highways, if any;
3. Building and zoning laws and ordinances;
4. General taxes for the year 1980 and subsequent years.

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, maintain, 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 any 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 present or future, and upon any terms and for any period or periods of years, exceeding in the case of any single lease 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, 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 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 thereof, (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 no beneficiary hereunder shall have any title or interest, legal or equitable, in or to said real estate as such, 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 grantors hereby expressly waive and release 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. aforesaid has VS hereunto set their hand S. and seal S. this 21st day of January 19 81.

George A. Schultz (Seal) Genevieve Schultz (Seal)
George A. Schultz G.A.S. (Seal) Genevieve Schultz (Seal)
G.S.

State of ILLINOIS) ss. I, the undersigned, a Notary Public in and for said County, in County of COOK) do hereby certify that George A. Schultz G.A.S. and Genevieve Schultz, his wife, are

personally known to me to be the same person S. whose name S. are in the foregoing instrument, appeared before me this day in person and acknowledged, signed, sealed and delivered the said instrument as their free and lawful uses and purposes therein set forth including the release and waiver of the same. Given under my hand and notarial seal this 21st day of January

John J. Postweiler
Notary Public

6725 West 159th Street
Tinley Park, Illinois 60470
First National Bank of Blue Island
Box 98
THIS INSTRUMENT PREPARED BY
John G. Postweiler
SCHREIBER, MACK AND PIEPER
12121 SO. HARLEM AVE
PALOS HEIGHTS, ILL. 60463

BOOK NO. 016
PAGE 940
STATE OF ILLINOIS
DEPARTMENT OF REVENUE
RECEIVED
FEB 5 1981

CANCELLED
Cook County
RECEIVED
FEB 5 1981

28-19-200-010

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Affidavit - Metes and Bounds

(FILE WITH KENNETH GEORGE, RECORDER OF DEEDS OF WILL COUNTY)

STATE OF ILLINOIS

COUNTY OF COOK

s.s.

Document #

George A. Schultz AND Genevieve Schultz, His Wife
being duly sworn on oath
states that he resides at 6725 W. 159th St., Tinley Park, Illinois

That the attached deed is not in violation of Section 1 of Chapter 109 of the Illinois Revised Statutes for one of the following reasons:

1. Said Act is not applicable as the grantors own no adjoining property to the premises described in said deed;

- OR -

the conveyance falls in one of the following exemptions as shown by Amended Act which became effective July 17, 1959.

2. The division or subdivision of land into parcels or tracts of 5 acres or more in size which does not involve any new streets or easements of access.
3. The division of lots or blocks of less than 1 acre in any recorded subdivision which does not involve any new streets or easements of access.
4. The sale or exchange of parcels of land between owners of adjoining and contiguous land.
5. The conveyance of parcels of land or interests therein for use as right of way for railroads or other public utility facilities, which does not involve any new streets or easements of access.
6. The conveyance of land owned by a railroad or other public utility which does not involve any new streets or easements of access.
7. The conveyance of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
8. Conveyances made to correct descriptions in prior conveyances.
9. The sale or exchange of parcels or tracts of land existing on the date of the amendatory Act into no more than 2 parts and not involving any new streets or easements of access.

CIRCLE NUMBER ABOVE WHICH IS APPLICABLE TO ATTACHED DEED

AFFIANT further states that he makes this affidavit for the purpose of inducing the Recorder of Deeds of Will County, Illinois, to accept the attached deed for recording

SUBSCRIBED and SWORN to before me

this 21st day of August, 1981



George A. Schultz

Genevieve Schultz

END OF RECORDED DOCUMENT