

25096526

This Indenture Witnesseth That the Grantor (s) CAROL GRACE JOHNSON,
DIVORCED AND NOT SINCE REMARRIED

11 00

of the County of COOK and State of ILLINOIS for and in consideration
of TEN AND NO/100ths (\$10.00) Dollars,

and other good and valuable considerations in hand, paid, Convey S and Quit-Claim S unto
CENTRAL NATIONAL BANK IN CHICAGO, Chicago, Illinois 60690, a corporation of Illinois,

as Trustee under the provisions of a trust agreement dated the 26th day of NOVEMBER 19 73

known as Trust Number 22186, the following described real estate in the County of COOK
and State of Illinois, to-wit:
SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF

3083

A-126501

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Unit No. 1-5-17-R-C-2 together with a perpetual and exclusive easement in and to
garage Unit No. G-1-5-17-R-C-2 as delineated on a Plat of Survey of a parcel of land
being a part of the West Half of the West Half of Section 3, Township 42 North, Range 11,
East of the Third Principal Meridian, lying North of the Center Line of McHenry Road, in
Cook County, Illinois (hereinafter referred to as "Development Parcel"), a portion of
which Development Parcel is described as being Lexington Commons Unit I Subdivision, be-
ing a Subdivision of part of the Northwest Quarter of Section 3, aforesaid, according to
the Plat thereof recorded July 28th, 1978 as Document No. 24 557 904, which Survey is attached
as Exhibit A to Declaration of Condominium made by Central National Bank in Chicago, as
Trustee under Trust Agreement dated September 30th, 1977, and known as Trust No. 22718,
recorded in the Office of the Recorder of Deeds of Cook County, Illinois on December 11th,
1978 as Document No. 24 759 029 as amended from time to time, together with a percentage
of common elements appurtenant to said Units as set forth in said Declaration as amended
from time to time, which percentage shall automatically change in accordance with Amended
Declarations as same are filed of record pursuant to said Declaration, and together with
additional common elements as such Amended Declarations are filed of record, in the per-
centages set forth in such Amended Declarations which percentages shall automatically be
deemed to be conveyed effective on the recording of such Amended Declarations as though
conveyed hereby. Trustee also hereby grants to Grantee and Grantee's successors and as-
signs, 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
as amended and Trustee 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.

UNOFFICIAL COPY

Property of Cook County

BOOK COUNTY RECORDS
FILED FOR RECORD

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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 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 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 praesenti or in 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 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 a 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 thereunder, (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 predecessors 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, but 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 grantor 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 aforesaid has hereunto set HER hand and seal this 24th day of JULY 19 79

Carol Grace Johnson (SEAL)
CAROL GRACE JOHNSON

(SEAL)

THIS INSTRUMENT WAS PREPARED BY

Name

Address

25096526

25096526

STATE OF ILLINOIS }
COUNTY OF COOK } ss. I,

EILEEN RASULIS

a Notary Public, in and for said County, in the State aforesaid, do hereby certify that
CAROL GRACE JOHNSON, DIVORCED AND NOT SINCE
REARRIED

_____ who
SHE
personally known to me to be the same person whose name _____ 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 24th day
of JULY 19 79

Eileen Rasulis

Notary Public.

Exempt from
Real Estate Tax
7-24-79
Eileen Rasulis
Notary Public
Cook County, Illinois

Property of Cook County Clerk's Office

TRUST No.....

DEED IN TRUST

PROPERTY ADDRESS

MAIL TO Box 15
EINHORN & PICKLIN
1213 W. Dundee Rd.
Buffalo Grove, Ill 60089

12241 (REV. 11/73)