

# UNOFFICIAL COPY

QUIT CLAIM DEED IN TRUST COUNTY, ILLINOIS

25112113

RECORDS & TAX DEPT

THIS INSTRUMENT WAS PREPARED BY

R. K. LINDEN

AUG 22 '79 10 36 AM

\*25112113

PIONEER TRUST & SAVINGS BANK  
4000 WEST NORTH AVENUE - CHICAGO, ILLINOIS

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**\*\*\*\*\* 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 **6th** day of **MARCH**, 1953, known as Trust Number **9094**, the following described real estate in the County of **COOK** and State of Illinois, to-wit:

10.00

SEE RIDER ATTACHED AND INITIALED

That part of lot "D" of Kirchoff's Subdivision in Section 33, Township 42 North, Range 11, East of the Third Principal Meridian, described as follows: Commencing at the intersection of a line 50.0 feet North of and parallel to the South line of said Section 33, with a line 1008.89 feet East of and parallel with the West line of said Lot "D"; thence North along said line 1008.89 feet East of and parallel with the West line of said Lot "D" a distance of 292.0 feet; thence East parallel with the South line of said Section, a distance of 150.0 feet; thence South parallel with the West line of said Lot "D" a distance of 292.0 feet to said line, 50.0 feet North of and parallel with the South line of said Section; thence West along said line parallel with the South line of said Section, a distance of 150.0 feet to the place of beginning, in Cook County, Illinois. \*\*

Grantee's Address: 4000 West North Avenue, Chicago, Illinois 60639

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 any part thereof, from time to time, in possession or reversion, by lease to commence in present or futuro, and 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 for any 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 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 that the terms of this trust have been complied with, or be obliged to inquire into the deed, trust deed, mortgage, lease or other instrument executed by said trustee in relation to said real estate shall be critical 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 agreement 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 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 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 13th day of June 1979

*Phyllis Cheever* (Seal) \_\_\_\_\_ (Seal)  
PHYLLIS CHEEVER (Seal) \_\_\_\_\_ (Seal)

State of Illinois ss. I, The undersigned, a Notary Public in and for said County, in County of Cook 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 15th day of August 1979  
*D. J. Ryan*  
Notary Public

Pioneer Bank & Trust Company  
Box 22  
1620 Central  
For information only insert street address of property.

THIS SPACE FOR AFFIXING RIDERS AND REVENUE STAMP

Exempt under provisions of Paragraph e Real Estate Tax Act.

Buyer, Seller or Repres.  
Date 8-15-79

25112113

END OF RECORDED DOCUMENT