

9/7 # 76,24 13 Days

GEORGE F. COOPER
LEGAL FORMS

THE 1970
DEEDS ACT, 1967

DEED IN TRUST

25186243

COOK COUNTY, ILLINOIS
FILED FOR RECORD

Richard K. Allison
RECORDER OF DEEDS

1979 OCT 11 AM 11:07

25186243

(The Above Space For Recorder's Use Only)

THE GRANTOR Lillian Menzies, a widow and not remarried
of the County of Cook and State of Illinois, for and in consideration
of 1000 and no/100 ----- (\$10,000) Dollars,
and other good and valuable considerations in hand paid, Convey to and quit claim unto
John Cabazza
of Chicago, Illinois trustee under the provisions of a trust agreement dated the 11th day of September
1975, ~~hereinafter referred to as "said trustee,"~~ (hereinafter referred to as "said trustee," regardless of the number
of trustees) and until all and every successor in said trust under said trust agreement, the following described real estate
in the County of Cook and State of Illinois, to wit:

Parcel 1
Lot 1 and the North 10 feet of Lot 2 (except from said premises that part taken
for State Street) in Block 17 of Harrison's Addition to Chicago, in the North
West 1/4 of Section 33, Township 39 North, Range 14, East of the Third Principal
Meridian except from said premises the East 10 feet of said Lot 1 and the North
10 feet of Lot 2 also except that part of the East 1/2 of said Lot 1 and of said
subject to said lot.

Parcel 11
The North 30 feet of the North 1/2 of Lot 5 in Block 11 in Assessor's Division of
the North West 1/4 corner the street and except the East 10 feet of said Lot 5,
Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County,
Illinois.

Property of Cook County Clerk's Office

GEORGE E. COLE

NO. 1990

Property of

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 are hereby granted to said trustee to improve, manage, protect and subdivide said premises or any part thereof; to dedicate parks, streets, highways or alleys; 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 present 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 194 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 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 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 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 4th day of October, 1979.

(SEAL) Lillian Menashe (SEAL)

(SEAL) (SEAL)

State of Illinois, County of Cook ss.



I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Lillian Menashe, a widow and not 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 official seal, this 4th day of October, 1979.

Commission expires March 7, 1983 John P. Madigan NOTARY PUBLIC

*USE WARRANT OR QUIT CLAIM AS PARTIES DESIRE

This document prepared by John P. Madigan, One First National Plaza, Chicago, Illinois

MAIL TO David J Ratner (Name) 69 - W. Washington - 19th Floor (Address) Chicago Ill (City, State and Zip)

ADDRESS OF PROPERTY: NE corner of 14th & State St

Chicago Ill THE ABOVE ADDRESS IS FOR STATISTICAL PURPOSES ONLY AND IS NOT A PART OF THIS DEED.

SEND SUBSEQUENT TAX BILLS TO:

(Name)

(Address)

OR RECORDER'S OFFICE BOX NO 15

APPLY RIDERS OR REVENUE STAMPS HERE

25186243

DOCUMENT NUMBER

GEORGE E. COLE
LEGAL FORMS

Deed in Trust

TO

25186243

Exempt under provisions of Paragraph _____ Section _____ under provisions of _____ Tax Ordinance.

Date

Buyer, Seller, or Representative

Exempt under provisions of Paragraph _____ Section 290.1-4B of the _____ Tax Ordinance.

10/10/79
Date

Buyer, Seller, or Representative

Exempt under provisions of Paragraph _____ Section 4, Real Estate Transfer Tax Act.

10/10/79
Date

Buyer, Seller or Representative

Property of Cook County Clerk's Office