

UNOFFICIAL COPY

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DEED IN TRUST

COOK COUNTY, ILLINOIS
FILED FOR RECORD

Leah M. Olson
RECORDER OF DEEDS

1979 NOV -7 PM 1:51

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REV. 11/78 169

The above space for recorder's use only

THIS INDENTURE WITNESSETH, That the Grantor **EILEEN I. WEISBROD**,
a widow and not since remarried

of the County of **Cook** and State of **Illinois** for and in consideration
of **Ten (\$10.00)** dollars, and other good
and valuable considerations in hand paid Convey unto
EXCHANGE NATIONAL BANK OF CHICAGO, a National banking association, its successor
or successors, as Trustee under a trust agreement dated the **24th** day of
October, 1979, known as Trust Number **36091**, the following
described real estate in the County of **Cook** and State of Illinois, to-wit:
**SEE FIVE RIDERS ATTACHED HERETO AND EXPRESSLY MADE A PART HEREOF
FOR LEGAL DESCRIPTIONS AND GRANTS, RIGHTS, RESERVATIONS AND CON-
DITIONS SET FORTH THEREIN; SAID RIDERS ARE IDENTIFIED AND MARKED
AS RIDERS 1 THROUGH 5 INCLUSIVE AND PERTAIN TO CONDOMINIUM UNITS
AND PARKING SPACES AS FOLLOWS:**

- UNIT - 628-1 - Parking space 4
- " 620-1 " 11
- " 628-3 " 1
- " 618-3 " 14
- " 616-1 " 15

This instrument prepared by
Joseph Stein, Atty.
1 North LaSalle St.
Chicago, Illinois

(Permanent Index No.: _____)

TO HAVE AND TO HOLD the real estate with its appurtenances upon the trusts and for the uses and purposes herein and in the trust agreement set forth.

Full power and authority is hereby granted to said trustee to subdivide and resubdivide the real estate or any part thereof; to dedicate parks, streets, highways or alleys and to vacate any subdivision of part thereof; to execute contracts to sell or exchange, or execute grants or options to purchase, to execute contracts to sell on any terms, to convey either with or without consideration; to convey the 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 the trustee; to donate, to dedicate, to mortgage, or otherwise encumber the real estate, or any part thereof; to execute leases of the real estate, 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 time, and to execute renewals or extensions of leases upon any terms and for any period or periods of time and to execute amendments, changes or modifications of leases and the terms and provisions thereof at any time or times hereafter; to execute contracts to make leases and to execute options to lease and options to renew leases and options to purchase the whole or any part of the reversion and to execute contracts respecting the manner of fixing the amount of present or future rentals, to execute grants of easements or charges of any kind; to release, convey or assign any right, title or interest in or about or esement appurtenant to the real estate or any part thereof, and to deal with the title to said real estate and every part thereof in all other ways and for such other considerations as it would be lawful for any person owning the title to the real estate to deal with it, whether similar to or different from the ways above specified and at any time or times hereafter.

In no case shall any party dealing with said trustee in relation to the real estate, or to whom the real estate or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by the trustee, 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 necessity or expediency of any act of the trustee, or be obliged or privileged to inquire into any of the terms of the trust agreement; and every deed, trust deed, mortgage, lease or other instrument executed by the trustee in relation to the 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 herein and by the 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 the trust agreement or in any amendments thereof and binding upon all beneficiaries, (c) that the 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 beneficiary under the trust agreement and of all persons claiming under them or any of them shall be only in the possession, earnings, and the avails and proceeds arising from the sale, mortgage or other disposition of the real estate, and such interest is hereby declared to be personal property, and no beneficiary shall have any title or interest, legal or equitable, in or to the real estate as such, but only an interest in the possession, 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 **24th** day of **October**, 19**79**.

Eileen I. Weisbrod
Eileen I. Weisbrod (SEAL)

(SEAL)

(SEAL)

(SEAL)

NO TAXABLE CONSIDERATION

EXCHANGE NATIONAL BANK OF CHICAGO
Box 132

608-630 Oakton St., Evanston, Ill.

For information only insert street address
of above described property.
ADDRESS OF GRANTEE: LA SALLE AND ADAMS
CHICAGO, ILL. 60603

Exempt under provisions of Paragraph 1, Section 4, Real Estate Transfer Tax Act.
Date 11-2-79
Municipal Clerk of Cook County, Illinois

25230042

Document Number

LEGAL DESCRIPTION RIDER -1

Unit Number 438 and Parking Space Number 4 in COLONIAL OAKS CONDOMINIUM as delineated on survey of the following described parcel of real estate:

Lots 1, 2, 3, 4, 5, 6, 7 and 8 in Block 2 in Charles W. James' Addition to Evanston, being a subdivision of that part of the North 1/2 of the North East 1/4 of Section 30, Township 41 North, Range 14 East of the Third Principal Meridian, lying west of the right of way of the Chicago and Northwestern Railroad Company (except from said premises the North 77.7 Feet thereof) in Cook County, Illinois, which survey is attached as Exhibit A to the Declaration of Condominium recorded as Document Number 25136094 together with its undivided percentage interest in the common elements.

Party of the first part also hereby grants to 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 aforementioned Declaration, and 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 Deed is subject to all rights, easements, restrictions, conditions, covenants and reservations contained in said Declaration the same as though the provisions of said Declaration were recited and stipulated at length herein.

25230042

LEGAL DESCRIPTION RIDER -2

Unit Number 629 and Parking Space Number 11 in COLONIAL OAKS' CONDOMINIUM as delineated on survey of the following described parcel of real estate:

Lots 1, 2, 3, 4, 5, 6, 7, and 8 in Block 2 in Charles W. James' Addition to Evanston, being a subdivision of that part of the North 1/2 of the North East 1/4 of Section 30, Township 41 North, Range 14 East of the Third Principal Meridian, lying west of the right of way of the Chicago and Northwestern Railroad Company (except from said premises the North 77.7 Feet thereof) in Cook County, Illinois, which survey is attached as Exhibit A to the Declaration of Condominium recorded as Document Number 25136094 together with its undivided percentage interest in the common elements.

Party of the first part also hereby grants to parties of the second part, their successors and assigns, all 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, and 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 Deed is subject to all rights, easements, restrictions, conditions, covenants and reservations contained in said Declaration the same as though the provisions of said Declaration were recited and stipulated at length herein.

25230042

LEGAL DESCRIPTION RIDER -3

Unit Number 1081-3 and Parking Space Number 1 in COLONIAL OAKS CONDOMINIUM as delineated on survey of the following described parcel of real estate:

Lots 1, 2, 3, 4, 5, 6, 7, and 8 in Block 2 in Charles W. James' Addition to Evanston, being a subdivision of that part of the North 1/2 of the North East 1/4 of Section 30, Township 41 North, Range 14 East of the Third Principal Meridian, lying west of the right of way of the Chicago and Northwestern Railroad Company (except from said premises the North 77.7 Feet thereof) in Cook County, Illinois, which survey is attached as Exhibit A to the Declaration of Condominium recorded as Document Number 25136094 together with its undivided percentage interest in the common elements.

Party of the first part also hereby grants to 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 aforementioned Declaration, and 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 Deed is subject to all rights, easements, restrictions, conditions, covenants and reservations contained in said Declaration the same as though the provisions of said Declaration were recited and stipulated at length herein.

25230042

LEGAL DESCRIPTION RIDER -4

Unit Number 618-D and Parking Space Number 14 in COLONIAL OAKS CONDOMINIUM as delineated on survey of the following described parcel of real estate:

Lots 1, 2, 3, 4, 5, 6, 7, and 8 in Block 2 in Charles W. James' Addition to Evanston, being a subdivision of that part of the North 1/2 of the North East 1/4 of Section 30, Township 41 North, Range 14 East of the Third Principal Meridian, lying west of the right of way of the Chicago and Northwestern Railroad Company (except from said premises the North 77.7 Feet thereof) in Cook County, Illinois, which survey is attached as Exhibit A to the Declaration of Condominium recorded as Document Number 25136094 together with its undivided percentage interest in the common elements.

Party of the first part also hereby grants to parties of the second part, their successors and assigns, all 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, and 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 Deed is subject to all rights, easements, restrictions, conditions, covenants and reservations contained in said Declaration the same as though the provisions of said Declaration were recited and stipulated at length herein.

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LEGAL DESCRIPTION RIDER -5

Unit Number 016 and Parking Space Number 15 in COLONIAL OAKS CONDOMINIUM as delineated on survey of the following described parcel of real estate:

Lots 1, 2, 3, 4, 5, 6, 7, and 8 in Block 2 in Charles W. James' Addition to Evanston, being a subdivision of that part of the North 1/2 of the North East 1/4 of Section 30, Township 41 North, Range 14 East of the Third Principal Meridian, lying west of the right of way of the Chicago and Northwestern Railroad Company (except from said premises the North 77.7 Feet thereof) in Cook County, Illinois, which survey is attached as Exhibit A to the Declaration of Condominium recorded as Document Number 25136094 together with its undivided percentage interest in the common elements.

Party of the first part also hereby grants to 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 aforementioned Declaration, and 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 Deed is subject to all rights, easements, restrictions, conditions, covenants and reservations contained in said Declaration the same as though the provisions of said Declaration were recited and stipulated at length herein.

25230042

State of Illinois
County of Cook } ss.

I, Aphrodite Papajohn a Notary Public in and for said County, in
the state aforesaid, do hereby certify that
ELLEN I. WEISBROD, a widow 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 1st day of November 1979



Aphrodite Papajohn
Notary Public

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Property of Cook County Clerk's Office