

Property of Cook County Clerk's Office

25232208

QUIT CLAIM DEED IN TRUST
THIS INSTRUMENT WAS PREPARED BY
R. K. LINDEN
PIONEER TRUST & SAVINGS BANK
400 W. NORTH AVENUE - CHICAGO, ILLINOIS

COOK COUNTY, ILLINOIS
FILED FOR RECORD

Sidney R. Olson
RECORDER OF DEEDS

1979 NOV - 6 10:10

25232208

67-36-374J

THIS INDENTURE WITNESSETH, That the Grantor **PHYLLIS CHILVER,**
divorced and not since remarried
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, 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 11th day of
September, 19 79, known as Trust Number 21984, the following
described real estate in the County of Cook and State of Illinois, to-wit:

SEE RIDER ATTACHED

All of Block 8 in L. E. Crandall's Jefferson Subdivision being a subdivision
of that part of the West $\frac{1}{2}$ of the North East $\frac{1}{4}$ of Section 08, Township 40
North, Range 13 East of the Third Principal Meridian, lying between Norwood
Park Avenue and Milwaukee Avenue (except 0.70 acres South of and adjoining
Block 1) in Cook County, Illinois (except that part of said Block 8 taken
for widening Milwaukee Avenue and except the South 33 feet of Block 8 and
except that part of said Block 8 lying North of a line 33 feet North of and
parallel to the South Line of said Block 8 and Westerly of a line 300 feet
Southwesterly of and parallel to the original Southwesterly line of Milwaukee
Avenue, in Cook County, Illinois.

25232208

*Section 4,
except under City of Chicago Trusts Tax
Account Number Sec. 1, 500.1
B.B.C.
representative*

UNOFFICIAL COPY

67-36-374

Property of Cook County

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of
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Buyer, Seller or Representative
Date
11/1/79
Real Estate Transfer Tax Act and also exempt under City of Chicago
Section 4
Exempt under Provisions of Paragraph 1

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

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trust 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 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 the present or future, 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 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 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 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 conclusive evidence in favor of 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 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.

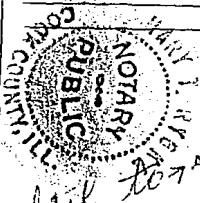
If the title to any of the above lands is now or hereafter registered, the Registrar of Titles is hereby directed not to register or not to issue a certificate of title or duplicate thereof, or memorial, the words "in trust", or "upon condition", or "with limitations", or words of similar import, in 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, Phyllis Cheever hereunto set her hand and seal this 20th day of October, 1979

Phyllis Cheever (Seal) _____ (Seal)
Phyllis Cheever _____ (Seal)
_____ (Seal) _____ (Seal)

State of Illinois ss. I, the undersigned a Notary Public in and for said County, in County of Cook the state aforesaid, 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 1st day of November, 1979
ALEXANDER E. KUTA, JR.
ATTORNEY AT LAW
7800 MILWAUKEE AVE
Pioneer Bank & Trust Company

Mary J. Rybka
Notary Public

THIS SPACE FOR AFFIXING STAMPS AND REVENUE STAMPS

Office
25222228
Document Number
85522228

BFC

Box 22

For information only insert street address of above described property. BOX 533

END OF RECORDED DOCUMENT