

UNOFFICIAL COPY

GEORGE E. COLE
LEGAL FOUNDRY

No. 810
September, 1975

ILLINOIS
COOK COUNTY CLERK

WARRANTY DEED

Illinois Statutory

(Individual to Individual)

64330274 OM 12 U
DEC-4-79 706 352 25266618

25266618

U A Rec

11.00

(The Above Space For Recorder's Use Only)

H. JAMES SHEETZ, MORTON D. BOHN, JR., WILLIAM G. WASH, JR., DANIEL J. HERRON and FRANCIS X. HOWARD Trustees under Declaration of Trust dated June 1, 1978

of the City of Philadelphia County of Philadelphia State of Pennsylvania for and in consideration of EIGHTY-ONE THOUSAND NINE HUNDRED DOLLARS. in hand paid.

CONVEY and WARRANT to KENNETH D. HOLLIS, a bachelor (NAMES AND ADDRESS OF GRANTEES)

the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

Lot 341 in Brookwood Point Unit No. 5, being a Subdivision of part of the West 1/2 of the Northeast 1/4 and part of the East 1/2 of the Northwest 1/4 all in Section 11, Township 35 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois.

AND by Authority set forth under Declaration of Trust dated June 1, 1978, any two Trustees thereunder may act for all the Trustees.

SUBJECT TO:

Covenants, conditions and restrictions of record and general real estate taxes for the year 1978 and subsequent years.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

DATED this 28th day of November 1978

PLEASE PRINT OR TYPE NAME(S) BELOW SIGNATURE(S)

(Seal) H. James Sheetz (Seal) Francis X. Howard, Trustees under Declaration of Trust dated June 1, 1978

Pennsylvania State of Pennsylvania County of Philadelphia ss. I, the undersigned, a Notary Public in and for said County in the State aforesaid, DO HEREBY CERTIFY that H. James Sheetz and Francis X. Howard, Trustees under Declaration of Trust dated June 1, 1978

personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument as their 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 28th day of November 1978 TERRELL R. JOHNSON Notary Public, Phila., Phila. Co. My Commission Expires Feb. 14, 1981

This instrument was prepared by T. Johnson, 1510 Walnut Street, Philadelphia, Pa. 19102 (NAME AND ADDRESS)

ADDRESS OF PROPERTY: 339 Dorchester

Glenwood, Illinois 60425 THE ABOVE ADDRESS IS FOR STATISTICAL PURPOSES ONLY AND IS NOT A PART OF THIS DEED.

SEND SUBSEQUENT TAX BILLS TO: Grantees 339 Dorchester Glenwood IL.

Mail To: FIRST CALUMET CITY SAVINGS 555 BURNHAM AVE. CALUMET CITY, ILL. 60409

236

STATE OF ILLINOIS REGISTERED LAND TRANSFER TAX \$ 2.00 DATE \$ 12-4-78 C.G.I. REV. STAMP PAID

DOCUMENT NUMBER 25266618

UNOFFICIAL COPY

THIS AGREEMENT made this 1st day of June, 1978, between COMMONWEALTH LAND TITLE INSURANCE COMPANY, A Pennsylvania Corporation (hereinafter called COMMONWEALTH) and the undersigned individuals (hereinafter called TRUSTEES), agree and declare that the said Trustees shall hold in trust for the benefit of COMMONWEALTH such real property now or hereafter conveyed to them as TRUSTEES under this Agreement as well as any proceeds, rents or profits thereof; and further the parties agree as follows:

(1) The TRUSTEES shall hold such real property conveyed to them in accordance with the terms of this Agreement and as TRUSTEES hereunder in trust for the uses and purposes established under certain programs administered by COMMONWEALTH, and shall exercise all of the duties and obligations of COMMONWEALTH in connection therewith as said duties and obligations may, from time to time exist.

(2) The TRUSTEES shall have the power to convey, mortgage, borrow, pledge, lease, exchange, give options for sales and leases, invest, distribute and to take any and all other action with respect to such property and proceeds thereof in accordance with their powers and duties as TRUSTEES. No person acting as TRUSTEE hereunder shall be required to enter security or to post bond for the faithful performance of his duties.

(3) Any two of the TRUSTEES hereinbelow named, may act for and on behalf of all TRUSTEES and exercise all of the rights and powers enumerated herein. Any instrument, conveyance, mortgage, lease or agreement made on behalf of the TRUSTEES by any two of them reciting that such TRUSTEES are authorized to act in accordance with the terms hereof, as to any person or corporation dealing with such TRUSTEES, shall be binding upon all of the TRUSTEES and upon COMMONWEALTH without any duty on the part of any such person or corporation to inquire into the authority of such TRUSTEES.

(4) TRUSTEES are hereby relieved of any and all personal liability for any act of omission, misfeasance or malfeasance, in connection with or in the exercise of their duties and/or obligations, provided; however, that nothing contained herein shall relieve any or all of the said TRUSTEES from liability for any act of fraud.

(5) The President of COMMONWEALTH shall, at any time, have the power to remove any or all of the said TRUSTEES, with or without cause, accept the resignations of any or all of the said TRUSTEES and may appoint one or more successor TRUSTEES. A written instrument evidencing such action by the President of COMMONWEALTH and filed or recorded among the same records wherein this Agreement shall be found of record shall be conclusive evidence of the action of the said President of COMMONWEALTH under this provision.

(6) This Trust shall terminate twenty (20) years from the day and year first above written. If any real or personal property remains in this trust twenty (20) years from the day and year first above written, title to all such property shall be conveyed by said TRUSTEES TO COMMONWEALTH or such other person or entity as COMMONWEALTH shall designate.

IN WITNESS WHEREOF, the parties hereto have caused these presents to be executed the day and year first above written, intending thereby to bind themselves, their successors and assigns.

COMMONWEALTH LAND TITLE INSURANCE COMPANY

Attest:

James J. D. Lynch, Jr.
James J. D. Lynch, Jr., Secretary

Alexander Hannah
Alexander Hannah, Vice President

Witnesses:

Joseph T. Hartman
James W. Krasinski
Nikki Garton
Garnette Valentini
Silvera Bolden

James Sheetz
James Sheetz
Morton F. Bohm, Jr.
Morton F. Bohm, Jr.
William G. Walsh, Jr.
William G. Walsh, Jr.
Daniel J. Herron
Daniel J. Herron
Francis X. Howard
Francis X. Howard

25266618

STATE OF PENNSYLVANIA :
COUNTY OF PHILADELPHIA:

On this 1st day of June, 1978, before me appeared Alexander Hannah to me personally known, who, being by me duly sworn, did say that he is the Vice President of Commonwealth Land Title Insurance Company and that said instrument was executed on behalf of said corporation by authority of its board of directors and said Alexander Hannah acknowledged said instrument to be the free act and deed of said corporation.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Terrell R. Johnson
Notary Public
My Commission Expires: TERRELL R. JOHNSON
Notary Public, Phila. Phila. Co.
My Commission Expires Feb. 16, 1981

STATE OF PENNSYLVANIA :
COUNTY OF PHILADELPHIA:

On this 1st day of June, 1978, before me personally appeared H. James Sheetz, Morton F. Bohm, Jr., William G. Walsh, Jr., Daniel J. Herron and Francis X. Howard to me known to be the persons who executed the foregoing instrument and acknowledged that they executed the same as their free act and deed.

IN WITNESS WHEREOF, I hereunto set my hand and seal.

Terrell R. Johnson
Notary Public
My Commission Expires: TERRELL R. JOHNSON
Notary Public, Phila. Phila. Co.
My Commission Expires Feb. 16, 1981

Certified to be a true and correct copy of the original.
Commonwealth Land Title Insurance Company
James J. D. Lynch, Jr.
Vice-President