

UNOFFICIAL COPY

25 299 955

This Indenture Witnesseth, That the Grantor BARBARA SHERMAN,
a never-married person,

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 S and Warrant S unto the OAK PARK TRUST AND SAVINGS BANK, a corporation of Illinois, as Trustee under the provisions of a trust agreement
dated the 13th day of November, 19 79, known as Trust Number 3 3 9 4
8399, the following described real estate in the County of COOK and State of Illinois,

to-wit:

Legally described on Exhibit "A" attached hereto and
made a part hereof.

\$92.50 PAID COOK COUNTY, ILLINOIS
C. C. I. REAL STAMP FILED FOR RECORD
RECORDED IN DEPT. OF REVENUE
DEC 31 1979
25299955

CANCELLED ILLINOIS
ESTATE TRANSFER TAX
DEC 31 1979
92.50

67-55-518/64228 Jorbrugh

This instrument prepared by:
Donald W. Carlson
120 N. LaSalle, Chicago, Ill. 60601

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 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 praesenti 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 99 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 20th day of November, 19 79

[SEAL] Barbara Sherman [SEAL]
BARBARA SHERMAN [SEAL]

10.00

08 22 203

25 299 955

UNOFFICIAL COPY

PARCEL 1:

THAT PART OF LOT 1 IN LAUREL ESTATES SUBDIVISION, BEING A SUBDIVISION OF PART OF THE SOUTH EAST 1/4 OF THE NORTH EAST 1/4 OF SECTION 22, TOWNSHIP 41 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTH WEST CORNER OF SAID LOT 1; THENCE DUE EAST (BEING AN ASSUMED BEARING FOR THIS LEGAL DESCRIPTION) ALONG THE SOUTH LINE OF SAID LOT 1, 309.45 FEET; THENCE DUE NORTH 188.0 FEET TO A POINT FOR A PLACE OF BEGINNING OF THE TRACT OF LAND HEREIN DESCRIBED; THENCE DUE NORTH: 46.75 FEET; THENCE DUE EAST, 54.04 FEET; THENCE DUE SOUTH, 46.75 FEET; THENCE DUE WEST, 54.04 FEET TO THE PLACE OF BEGINNING in Cook County, Illinois.

PARCEL 2:

EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN DECLARATION OF PARTY WALL RIGHTS, EASEMENTS, COVENANTS AND RESTRICTIONS DATED AUGUST 12, 1976 AND RECORDED AUGUST 13, 1976 AS DOCUMENT 23597577 AND AS CREATED BY TRUSTEE'S DEED FROM LA SALLE NATIONAL BANK, A NATIONAL BANKING ASSOCIATION, AS TRUSTEE UNDER TRUST AGREEMENT DATED AUGUST 4, 1976 AND KNOWN AS TRUST NUMBER 51245 TO BARBARA SHERMAN DATED NOVEMBER 3, 1976 AND RECORDED DECEMBER 13, 1977 AS DOCUMENT NUMBER 24234223 FOR INGRESS AND EGRESS, ALL IN COOK COUNTY, ILLINOIS.

THIS RIDER IS ATTACHED TO AND MADE A PART OF A CERTAIN DEED IN TRUST DATED NOVEMBER 20, 1979, BY AND BETWEEN BARBARA SHERMAN AND OAK PARK TRUST AND SAVINGS BANK AS TRUSTEE U/T/A NO. 8399, DATED NOVEMBER 13, 1979.

EXHIBIT "A"

25 209 055
Cook County Clerk's Office

UNOFFICIAL COPY

25299955

STATE OF Ill }
COUNTY OF Cook } ss.

I, Ernest H. Ball

a Notary Public in and for said County, in the State aforesaid, do hereby certify that
Barbara Sheenan



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 Ernest H. Ball seal this
29 day of November A. D. 1929

Ernest H. Ball
Notary Public.

Property of Cook County Clerk's Office

[BOX 552]

Deed in Trust

WARRANTY DEED

TO

OAK PARK TRUST &
SAVINGS BANK

TRUSTEE

Oak Park Trust & Savings Bank
Lake and Marion Streets
OAK PARK, ILLINOIS

END OF RECORDED DOCUMENT