

# UNOFFICIAL COPY

THIS INDENTURE WITNESSTH, That the Grantors, Tunis Van Baren and Shirley Van Baren, his wife; Jeanette Van Baren, a widow and not since remarried; Jeanine Van Baren, a spinster; Gysbert Van Baren, Jr. and Joanne Van Baren his wife; Mary Van Baren, a spinster; Esther Van Baren, a spinster; Philip Van Baren and Nancy Van Baren, his wife; Elizabeth Van Uffelen, formerly Elizabeth Van Baren, and Dennis Van Uffelen, her husband; Debra Poortinga, formerly Debra Van Baren, and Randall Poortinga, her husband; 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, convey and warrant unto the COMMUNITY BANK OF HOMEWOOD-FLOSSMOOR, a corporation of Illinois, whose address is 18600 South Dixie Highway, Homewood, Illinois 60430, as Trustee under the provisions of a trust agreement dated the 27th day of December, 1979, known as Trust Number 79-151 the following described real estate in the County of Cook and State of Illinois, to-wit:

The North 215.00 feet of the East 1/2 of the West 10.00 Acres of the Northwest 1/4 of the Northeast 1/4 of Section 11, Township 35 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois

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 redivide said premises 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 premises, or any part thereof, to lease said property, or any part thereof, from time to time, in possession or reversion, by lease to commence in presents 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 for any period or periods of time and to amend, change or modify leases and the terms and conditions thereof at any time or times hereafter, to contract to make leases, to grant options to lease and options to renew leases and options to purchase the whole or any part of the reversion and to limit or restrict 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 title or interest in or about or easement appurtenant to said premises or any part thereof, and to deal with said property in 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, 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, 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 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, 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 in force.

And the said grantors, do hereby expressly waive and release 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 said S. aforesaid have hereunto set their hands and seals this 31st day of January 1980.

<i>Elizabeth A. Van Uffelen</i> Elizabeth A. Van Uffelen	<i>Joanne Van Baren</i> Joanne Van Baren
<i>Dennis J. Van Uffelen</i> Dennis J. Van Uffelen	<i>Mary Van Baren</i> Mary Van Baren
<i>Tunis Van Baren</i> Tunis Van Baren	<i>Esther Van Baren</i> Esther Van Baren
<i>Shirley Van Baren</i> Shirley Van Baren	<i>Philip Van Baren</i> Philip Van Baren
<i>Jeanette Van Baren</i> Jeanette Van Baren	<i>Nancy Van Baren</i> Nancy Van Baren
<i>Jeanine Van Baren</i> Jeanine Van Baren	<i>Debra Poortinga</i> Debra Poortinga
<i>Gysbert Van Baren, Jr.</i> Gysbert Van Baren, Jr.	<i>Randall Poortinga</i> Randall Poortinga

12.00

This instrument prepared by JEFFREY A. MALAK, 16231 Wausau Avenue, South Holland, Illinois 60473 (333-1234)

State of Illinois) ) SS  
County of C O O K)

I, JEFFREY A. MALAK, a Notary Public in and for said County, in the state aforesaid do hereby certify that Tunis Van Baren and Shirley Van Baren, his wife; Jeanette Van Baren, a widow and not since remarried; Jeanine Van Baren, a spinster; Gysbert Van Baren, Jr. and Joanne Van Baren, his wife; Mary Van Baren, a spinster; Esther Van Baren, a spinster; Philip Van Baren and Nancy Van Baren, his wife; Elizabeth Van Uffelen, formerly Elizabeth Van Baren, and Dennis Van Uffelen, her husband; Debra Poortinga, formerly Debra Van Baren, and Randall Poortinga, her husband; are 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 notarial seal this 31st day of January 1980.

Commission Expires: 4/21/81

JEFFREY A. MALAK  
NOTARY PUBLIC

BOX 533

Stamp for Filing Return and Revenue Stamp

EXEMPT UNDER PROVISIONS OF PARAGRAPH E, SECTION 11, REAL ESTATE TRANSFER TAX ACT, 1980  
JANUARY 31, 1980  
EYER, CLERK OF REPRESENTATIVE

1111

COMMUNITY BANK OF HOMEWOOD-FLOSSMOOR  
18600 S. DIXIE HIGHWAY, HOMEWOOD, IL. 60430

AFTER RECORDING RETURN TO:  
3211200004

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NOTE

This deed is subject to Articles of Agreement dated 1 November 1979 and attached to that certain Trust known as Trust No. 79 151 at Community Bank of Homewood-Flossmoor, said Trust Agreement dated 27 December 1979.

Property of Cook County Clerk's Office

2025 7/10 12

STATE OF ILLINOIS )  
COUNTY OF COOK ) SS

JEFFREY A. MALAK, BEING DULY SWORN ON OATH, STATES THAT

HE RESIDES AT 22 Dogwood Court, Calumet City, Illinois;

THAT THE ATTACHED DEED IS NOT IN VIOLATION OF SECTION 1 OF CHAPTER 109 OF THE ILLINOIS REVISED STATUTES FOR ONE OF THE FOLLOWING REASONS:

1. SAID ACT IS NOT APPLICABLE AS THE DONORS OWN NO ADJOINING PROPERTY TO THE PREMISES DESCRIBED IN SAID DEED; OR
2. THE CONVEYANCE FALLS IN ONE OF THE FOLLOWING EXEMPTIONS AS SHOWN BY AMENDED ACT WHICH BECAME EFFECTIVE JULY 17, 1959.
3. THE DIVISION OR SUBDIVISION OF LAND INTO PARCELS OR TRACTS OF 5 ACRES OR MORE IN SIZE WHICH DOES NOT INVOLVE ANY NEW STREETS OR EASEMENTS OF ACCESS.
4. THE DIVISION OF LOTS OR BLOCKS OF LESS THAN 1 ACRE IN ANY RECORDED SUBDIVISION WHICH DOES NOT INVOLVE ANY NEW STREETS OR EASEMENTS OF ACCESS.
5. THE SALE OR EXCHANGE OF PARCELS OF LAND BETWEEN OWNERS OF ADJOINING AND CONTIGUOUS LAND.
6. THE CONVEYANCE OF PARCELS OF LAND OR INTERESTS THEREIN FOR USE AS RIGHT OF WAY FOR RAILROADS OR OTHER PUBLIC UTILITY FACILITIES, WHICH DOES NOT INVOLVE ANY NEW STREETS OR EASEMENTS OF ACCESS.
7. THE CONVEYANCE OF LAND OWNED BY A RAILROAD OR OTHER PUBLIC UTILITY WHICH DOES NOT INVOLVE ANY NEW STREETS OR EASEMENTS OF ACCESS.
8. THE CONVEYANCE OF LAND FOR HIGHWAY OR OTHER PUBLIC PURPOSES OR GRANTS OF CONVEYANCES RELATING TO THE DEDICATION OF LAND FOR PUBLIC USE OR INSTRUMENTS RELATING TO THE VACATION OF LAND IMPRESSED WITH A PUBLIC USE.
9. CONVEYANCES MADE TO CORRECT DESCRIPTIONS IN PRIOR CONVEYANCES.
9. THE SALE OR EXCHANGE OF PARCELS OR TRACTS OF LAND EXISTING ON THE DATE OF THE AMENDATORY ACT INTO NO MORE THAN 2 PARTS AND NOT INVOLVING ANY NEW STREETS OR EASEMENTS OF ACCESS.

CIRCLE NUMBER ABOVE WHICH IS APPLICABLE TO ATTACHED DEED

AFFIANT FURTHER STATES THAT HE MAKES THIS AFFIDAVIT FOR THE PURPOSE OF INDUCING THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, TO ACCEPT THE ATTACHED DEED FOR RECORDING.

Jeffrey A. Malak

SUBSCRIBED AND SWORN TO BEFORE ME

A NOTARY PUBLIC THIS 1st

DAY OF July 1980



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COOK COUNTY, ILLINOIS  
FILED FOR RECORD

1980 FEB 25 PM 1:50

*Sidney A. Olson*

RECORDER OF DEEDS

25372523

Property of Cook County Clerk's Office

END OF RECORDED DOCUMENT