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DEED IN TRUST

26576549

Instrument prepared by: Ellis B. Rosenzweig One West Plaza, Chgo, IL 60611

The above space for recorder's use only

68961764

THIS INDENTURE WITNESSETH, THAT THE GRANTOR, JEROME J. KARP, a married person, of the County of Cook and State of Illinois, for and in consideration of the sum of Ten and no/100 Dollars (\$10.00),

in hand paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged, Conveys... unto AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, a national banking association whose address is 33 No. LaSalle Street, Chicago, Illinois, as Trustee under the provisions of a certain Trust Agreement, dated the 23rd day of March 1983, and known as Trust Number 56905, the following described real estate in the County of Cook and State of Illinois, to wit:

PARCEL 1: Lot 2 (Except the West 4 feet) and Lot 5 (Except the West 4 feet and Lot 8 (Except the West 4 feet) in Subdivision of Block 101 in School Section Addition to Chicago in Section 16, Township 39 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois.

PARCEL 2: Lot 11 (Except the West 4 feet) and the North 2/3 of Lot 14 (Except the South 22.3 feet and except the West 4 feet thereof) in Block 101 in School Section Addition; all in Section 16, Township 39 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois.

EXEMPT UNDER PROVISIONS OF PARAGRAPH 9, SEC. 200.1-2 (B-6) OR PARAGRAPH 9, SEC. 200.1-4 (B) OF THE CHICAGO TRANSACTION TAX ORDINANCE.

DATE 3/14/83 BUYER, SELLER REPRESENTATIVE

TO HAVE AND TO HOLD the said real estate with the appurtenances, upon the conditions 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, defend and subdivide said real estate or any part thereof, to dedicate parks, streets, highways or alleys to locate any subdivision or part thereof, and to execute all deeds as often as directed, to contract to sell, to grant options to purchase, to sell on any terms, to convey either with or without consideration, to convey all 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, power, authorities vested in said Trustee, to donate, to dedicate, to mortgage, to lease or otherwise encumber said real estate, or any part thereof, to lease said real estate, or any part thereof, from time to time, in possession or reversion, by lease to commence in present or in future, and upon any terms and for any period of time, not exceeding in the case of any single lease the term of 99 years, and to renew or extend leases upon any terms and for any period 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 option to renew leases and option to purchase the whole or any part of the premises and to contract respecting the manner of raising the amount of money or future rentals, to partition or to exchange said real estate, 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 the premises or any part thereof, and to deal with said real estate, or any part thereof, in all other ways and for such other considerations as it may 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, or any successor in trust, in relation to said real estate or when said real estate or any part thereof shall be mortgaged, contracted to be sold, leased or mortgaged by said Trustee, or any successor in trust, be obliged to see to the application of any purchase money, rent or money borrowed or advanced on said real estate, or be obliged to see that the terms of this trust have been complied with, or be obliged to institute into the authority, necessity or expediency of any act of said Trustee, or be added or authorized in liquidation of the terms of said Trust Agreement and every deed, trust deed, mortgage, lease or other instrument executed by said Trustee, or any successor in trust, in relation to said real estate shall be conclusive evidence in favor of every person, including the Registrar of Titles of said county 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 terms, conditions and limitations herein, in this Indenture and in said Trust Agreement or in all amendments thereto, if any, and binding upon all beneficiaries hereunder, (c) that said Trustee or any successor in trust, was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument and that 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, rights, powers, authorities, duties and obligations of his, his or their predecessor in trust.

This conveyance is made upon the express understanding and conditions that neither American National Bank and Trust Company of Chicago, Inc. as Trustee, nor its successor or successors in trust shall incur any personal liability or be subjected to any claim, judgment or decree for anything lawfully done by it or their agents or attorneys in or about the said real estate or under the provisions of this Deed or said Trust Agreement or any amendments thereto, or for injury to person or property happening in or about said real estate, any and all such liability being hereby expressly waived and released. Any contract, obligation or indebtedness incurred or entered into by the Trustee in connection with said real estate may be entered into by it in the name of the then beneficiary under said Trust Agreement as their attorney-in-fact, hereby irrevocably appointed for such purposes, or at the election of the Trustee, in its or its name, as Trustee of an express trust and not individually (and the Trustee shall have no obligation whatsoever with respect to any such contract, obligation or indebtedness except only so far as the trust property and funds in the actual possession of the Trustee shall be applicable for the payment and discharge of the same), and all persons and corporations whomsoever and whatsoever shall be charged with notice of this condition from the date of the filing for record of this deed.

The interest of each and every beneficiary hereunder under said Trust Agreement 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 any 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 earnings, avails and proceeds thereof as aforesaid, the interest hereof being to vest in said American National Bank and Trust Company of Chicago the entire legal and equitable title in fee simple, in and to all of the real estate above described.

If the title to any of the above real estate 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, releases, and conveys, his, her and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for exemption of homesteads from sale on execution or otherwise.

In Witness Whereof, the grantor, aforesaid has hereunto set his hand and seal this 23rd day of March 1983. JEROME J. KARP

STATE OF Illinois County of Cook, in the State aforesaid, do hereby certify that JEROME J. KARP is 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 he signed, sealed and delivered the said instrument as his 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 seal this 23rd day of March 1983. My commission expires 7/13/85. Notary Public seal for Mary J. Lucette.

This space for signing Notices and EXEMPT UNDER PROVISIONS OF PARAGRAPH 9, Section 4, Real Estate Transfer Tax Act.

Buyer, Seller or Representative

Date 3/14/83

26576549

American National Bank and Trust Company of Chicago Box 367

161 West Harrison Chicago, IL For information only insert street address in above described property.

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COOK COUNTY, ILLINOIS
FILED FOR RECORD

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Property of Cook County Clerk's Office

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