

Quit Claim Used in Trust, Individual

26647323

128445

This Indenture Witnesseth, That the Grantors

FRANK MALUCHNIK, married to Margaret M. Maluchnik, MARY MINDAS, a widow, EDWARD MALUCHNIK, married to Martha Maluchnik, HELEN KILLION, married to Robert Killion, JOAN KLABACHA, married to Ted Klabacha, and WALTER MALUCHNIK, a widower.

of the County of COOK and State of ILLINOIS for and in consideration of TEN AND NO/100 Dollars.

and other good and valuable considerations in hand paid, Convey and Quit-Claim unto SOUTH CHICAGO SAVINGS BANK, a corporation of Illinois, as trustee under the provisions of a trust agreement dated the 22nd day of APRIL 1983, known as Trust Number 11-2167 the following described real estate in the County of Cook and State of Illinois, to wit:

LOT THREE (3) IN BLOCK EIGHT (8) IN THAT CERTAIN SUBDIVISION MADE BY THE CALUMET AND CHICAGO CANAL AND DOCK COMPANY OF PARTS OF FRACTIONAL SECTION FIVE (5) AND SIX (6) TOWNSHIP THIRTY SEVEN (37) NORTH, RANGE FIFTEEN (15) EAST OF THE THIRD PRINCIPAL MERIDIAN, TOGETHER WITH THE BUILDINGS AND IMPROVEMENTS SITUATED THEREON.

Commonly known as: 6706 S. Baltimore Avenue, Chicago, Illinois.

Grantors represent and warrant that subject property is not homestead property of grantors or their spouses.

Exempt under provision of PAR. E Sec. 4, Reql Estate Tax Act. Date 6-17-83 agent Samuel M. Poznanovich

TO HAVE AND TO HOLD the said premises with the appurtenances unto 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 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 present or in 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 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 the 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, and (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 dispositions 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(s) 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 grantor(s) aforesaid have hereunto set their hand(s) and seals this 22nd day of APRIL 1983.

Signatures of Frank Maluchnik, Edward Maluchnik, Helen Killion, Joan Klabacha, and Mary M. Mindas with seals.

This instrument prepared by: Samuel M. Poznanovich 9714 S. Commercial Ave, Chgo, IL

UNOFFICIAL COPY

STATE OF ILLINOIS }  
COUNTY OF COOK } SS.

I, GERRY MIHAS, a Notary Public in and for and residing in said County, in the State aforesaid, do hereby certify that FRANK MALUCHNIK, married to Margaret M. Robert Killion, MARY MINDAS, a widow, EDWARD MALUCHNIK, married to MARTHA MALUCHNIK; JOHN KLABACHA, married to Ted Klabacha, and WALTER MALUCHNIK, a widower who are personally known to me to be the same person's whose name s 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 10 day of April A. D., 19 83  
Gerry Mihás  
Notary Public  
My Commission Expires 4/14/84



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26647323

BOX NO. 1400

TRUST NO. ....

**DEED IN TRUST**  
QUIT CLAIM DEED

To  
**South Chicago Savings Bank**  
Trustee

**South Chicago Savings Bank**  
2959 EAST 92ND STREET  
CHICAGO, ILLINOIS 60617

**END OF RECORDED DOCUMENT**