

DEED IN TRUST

(WARRANTY)

26 814 228

(The Above Space For Recorder's Use Only)

3103 188M (2)

TRUSTEENESSETH, that the Grantor, SHARON K. CROWLEY, Divorced and not since remarried of the County of Cook and State of Illinois, for and in consideration of the sum of \$10.00 and 00/100 Dollars, in hand paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged, convey unto Capitol Bank and Trust of Chicago, an Illinois banking corporation whose address is 601 West Fullerton, Chicago, Illinois, and duly authorized to accept and execute trusts within the State of Illinois, as Trustee under the provisions of a certain Trust Agreement, dated the 20th day of April, 1983, and known as Trust Number _____ and State of Illinois, to-wit:

Lot 648N in Naval Condominium, together with an undivided percent interest in the common elements as defined and delineated in the Declaration recorded as instrument number 25867330, in Southwest quarter of Section 33, Township 40 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

10.00

Exempt under provisions of CAPITOL BANK AND TRUST OF CHICAGO as Trustee Under Trust No. 504 Real Estate Transfer Act

October 4, 1983 By [Signature] Vice President & Trust Officer Date

TO HAVE AND TO HOLD the said real estate with the appurtenances, upon the terms, etc. for the uses and purposes herein and in said Trust Agreement set forth.

Full power and authority is hereby granted to said Trustee with respect to the real estate or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof, and to redivide said real estate as often as deemed proper to sell, to grant options to purchase, to sell on any term, to convey either with or without consideration, to convey said 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, etc. powers and authorities vested in said Trustee, to donate, to dedicate, to mortgage, pledge 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 the future or in the 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 at any time or times hereafter, to contract to make leases and to grant options to lease 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 real estate, or any part thereof, for other real or personal property, to grant, assume or charge of any kind, to release, convey or assign any right, title or interest in or about or easement appurtenant to said real estate, or any part thereof, and to deal with said real estate and every part thereof in all other ways and for such other considerations as 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 to whom the real estate or any part thereof shall be conveyed, 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 the trust property, or be obliged to see that the terms of the trust have been complied with, or be obliged to inquire into the authority, 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, or any successor in trust, in relation to said trust property shall be conclusive and in favor of every person relying upon or claiming under any such conveyance, lease or other instrument, (8) that at the time of the conveyance of the trust created by this Deed and by said Trust Agreement was in full force and effect, (9) that such conveyance or other instrument was executed in accordance with the trusts, conditions and limitations contained herein and in said Trust Agreement or in all amendments thereof, if any, and in binding upon all beneficiaries thereunder, (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 (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 it, his or their predecessor in trust.

This conveyance is made upon the express understanding and condition that the Grantee, neither individually or 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 it or they or its or their agents or attorneys may do or omit to do in or about the said real estate or under the provisions of this Deed or said Trust Agreement or any amendment 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 beneficiaries under said Trust Agreement as their attorney-in-fact, hereby expressly appointed for such purposes, or at the election of the Trustee, in its own 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 thereof). All persons and corporations whatsoever 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 and 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 the trust property 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 trust property as such, but only as interest in the earnings, avails and proceeds thereof, and the interest so declared hereof being to vest in the Trustee the entire legal and equitable title in fee simple, in and to all of the trust property above described.

If the title to any of the trust property 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 otherwise, 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 S. 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 April, 1983.

[Signature] SHARON K. CROWLEY [Seal]

STATE OF ILLINOIS } ss. County of Cook } I, Joseph C. Schoppe, DuPage a Notary Public in and for Cook County, in the State of Illinois, do hereby certify that SHARON K. CROWLEY, Divorced & not since remarried is the same person whose name is subscribed to the foregoing instrument, appeared before me, acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act and for the purposes therein set forth, including the release and waiver of the right of homestead, this 4th day of October, 1983. Commission Expires June 14, 1985. [Signature] NOTARY PUBLIC

Document Prepared By: EDWARD S. SALOMON, Esq. 69 W. Washington Street Suite 1600 Chicago, IL 60602 ADDRESS OF PROPERTY: 648N West Willow Chicago, Illinois THE ABOVE ADDRESS IS FOR STATISTICAL PURPOSES ONLY AND IS NOT A PART OF THIS DEED. SEND SUBSEQUENT TAX BILLS TO: (Name) (Address) BOX 533

DOCUMENT NUMBER 26 814 228

AT THE "DRIVERS" OR REVENUE STAMPS HERE

UNOFFICIAL COPY

RETURN TO: Capitol Bank and Trust of Chicago
4801 West Fullerton
Chicago, Illinois 60639

TRUST NO. _____

DEED IN TRUST

(WARRANTY DEED)

TO

 **CAPITOL BANK
AND TRUST
OF CHICAGO**

TRUSTEE

COOK COUNTY, ILLINOIS
FILED FOR RECORD

1983 OCT 11 PM 2:34

Sidney R. Olson

RECORDER OF DEEDS

26814228

Property of Cook County Clerk's Office

END OF RECORDED DOCUMENT