

DEED IN TRUST

26 891 705

Form 191 Rev. 11-71

The above space for recorder's use only.

6929227 DF 561896 6 9 29 22 7 JF Olson

THIS INDENTURE WITNESSETH, THAT THE GRANTORS PHILIP C. COWEN and M. JOAN COWEN, his wife of the County of Cook and State of Illinois, for and in consideration of the sum of TEN Dollars (\$ 10.00), in hand paid, and of other good and valuable considerations, receipt of which is hereby duly acknowledged, Convey and Warrant 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 3rd day of August 1983, and known as Trust Number 58391, the following described real estate in the County of Cook and State of Illinois, to wit:

The East 50 feet of Lot 10 and the East 50 feet of the South 25 feet of Lot 11 in Hamelton and Howe's Subdivision of Block 10 in Hambley's Subdivision of Lots 3 to 21 inclusive and 33 to 37 inclusive in Pine Grove in Section 21, Township 40 North, Range 14, East of the Third Principal Meridian.

14-21-302-02-0000

COOK COUNTY, ILLINOIS FILED FOR RECORD 1983 DEC -9 PH 2:12

Sidney K. Olson RECORDER OF DEEDS 26891705

10.00

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

Full power and authority is hereby granted to said Trustee to improve, manage, protect and subdivide said real estate or any part thereof, to dedicate parks, streets, highways or alleys to traffic, to lease, sell, convey, mortgage, or otherwise dispose of said real estate 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 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, state, powers and authorities vested in said Trustee, to close, to dedicate, to mortgage, to lease, to otherwise encumber said real estate, or any part thereof, in fee, in 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 or periods of time, not exceeding in the case of any state 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, in conformity with leases and all options to lease and options to renew leases and options to purchase the whole or any part of the premises and to contract respecting the manner of filing of 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 easements of any kind, to release, convey or assign any right, title or interest in or about or encumbering to said real estate or any part thereof, and to do all things which he may deem necessary or proper to carry out the purposes 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, or any successor in trust, in relation to said real estate, or in whom said 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 in any way to inquire into the application of any purchase money, rent or money borrowed or advanced to said real estate, or be obliged to see that the terms of this 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 permitted 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 real estate shall be conclusive evidence in favor of every person (including the Registrar of Titles of this State) 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 or limitations contained in this Indenture and in said Trust Agreement or in all amendments thereof, if any, and binding upon all beneficiaries thereof, (c) that said Trustee, or any successor in trust, was duly authorized and empowered to execute and deliver every such deed, trust deed, lease or 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.

This conveyance is made upon the express understanding and conditions that neither American National Bank and Trust Company of Chicago, 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 in the name of the then beneficiaries under said Trust Agreement as their attorney-in-fact, hereby irrevocably 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 of the same therefor). 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 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 register title or duplicate thereof, or memorial, 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 grantors hereby expressly waive, release, and relinquish any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for exemption or protection from sale on execution or otherwise.

In Witness Whereof, the grantors aforesaid have hereunto set their hands and seals

this 10th day of October 1983 Philip C. Cowen [SEAL] M. Joan Cowen [SEAL] PHILIP C. COWEN M. JOAN COWEN

STATE OF Illinois, I, Bertram Emanuel, a Notary Public in and for said County of Cook, Illinois, do hereby certify that Philip C. Cowen and M. Joan Cowen, his wife are

known to me to be the same person whose name is subscribed to the foregoing instrument, and on this day in person and acknowledged that they signed, sealed and delivered the foregoing instrument as their free and voluntary act, for the uses and purposes therein set forth, including the right of homestead.

Notary under my hand and seal this 2nd day of December A.D., 1983 BERTRAM EMANUEL Notary Public

January 17th, 1986 American National Bank and Trust Company of Chicago Box 221

Prepared by: Bertram Emanuel 100 No. LaSalle St; Chicago, Ill. 60602

For information only insert street address of above described property.

CONSIDERATION LESS THAN \$100.00

This space for affixing Public and Revenue Stamps Exempt under provisions of Paragraph Section 4. Real Estate Transfer Tax Act.

Buyer, Seller or Representative

12/2/83

Date

26 891 705

END OF RECORDED DOCUMENT