

UNOFFICIAL COPY

DEED IN TRUST
(QUIT CLAIM)

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THIS INDENTURE WITNESSETH, That the Grantor **IRENE BENES**, a widow and not remarried 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 **Quit Claim** unto **LYONS SAVINGS & LOAN ASSOCIATION**, an Illinois Corporation, its successor or successors, as Trustee under the provisions of a trust agreement dated the **8th** day of **December** **1983**, known as Trust Number **221**, the following described real estate in the County of **Cook** and State of **Illinois**, to-wit:

Lot 2 in Bonarek's Subdivision of Lot 104 in Robert Bartlett's Green Fields, a Subdivision of the West 1/2 of the Northwest 1/4 of Section 26 and that part lying South and East of the Joliet and Chicago Railroad of the East 1/2 of the Northeast fractional 1/4 of Section 27, Township 38 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois.

Real Estate Index No. **18-26-108-033-0000** EXEMPT UNDER PROVISIONS OF PARAGRAPH 2 SECTION 4, REAL ESTATE TRANSFER TAX ACT.

12/12/83
DATE Jerome T. Murphy
BUYER, SELLER, REPRESENTATIVE

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 property 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, to pledge or otherwise encumber said property, or any part thereof, to lease said property, or any part thereof, from time to time, in person or by reversion, by leases to commence in present 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 provisions thereof at any time or times hereafter; to contract to make leases and to grant, or 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 sell, or lease 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, 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, 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 acquire 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 of the trust created by this indenture and by said trust agreement, and no amendment or modification of this indenture or of any instrument 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 hereunder, (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 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, 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 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 hereby expressly waive and release any and all right of 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 8th day of December 1983

(Seal) Irene Benes (Seal)
Irene Benes

THIS DOCUMENT PREPARED BY: (Seal) Jerome T. Murphy (Seal)
JEROME T. MURPHY, Attorney at Law
11750 S. Western Ave., Chicago, Ill. 60643

State of Illinois, Jerome T. Murphy
County of Cook, SS. the state aforesaid, do hereby certify that Irene Benes, a widow and not remarried

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 she executed, signed and delivered the said instrument as her 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 8th day of December 1983

Jerome T. Murphy
Notary Public

LYONS SAVINGS & LOAN ASSOCIATION
450 West 55th Street
Countryside, IL 60525

8600 West 75th St., Justice, IL

For information only insert street address of above described property.

10.00 E

NO VALUABLE CONSIDERATION
This space for affixing Riders and Revenue Stamp

Document Number
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END OF RECORDED DOCUMENT