

6931634 Division 1

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COOK COUNTY, ILLINOIS  
FILED FOR RECORDING

*William K. Olson*  
RECORDER OF DEEDS

1984 JAN 19 PM 1:57

6935639

The above space for recorder's use only

WARRANTY DEED IN TRUST

THIS INDENTURE WITNESSETH, That the Grantor CHARLES G. KNIPPEN, a bachelor

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, Conveys and Quit-Claims unto the WESTERN NATIONAL BANK OF CICERO, a National Banking Association, as Trustee under the provisions of a trust agreement dated the 12th day of November 1979, known as Trust Number 7665, the following described real estate in the County of Cook and State of Illinois, to-wit:

Lots 42 and 44 in Ogden and Others Subdivision of Lots 1, 2 and 3 and part of Lots 4, 9, 10 and 11 in Block 74 with Sub Lots 25 and 26 of Dillion's Sub-division of part of said Block 74 in Russell Mather and Robert's Addition to Chicago in the West 1/2 of the North West 1/4 of Section 9, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

SUBJECT TO: General Taxes for 1983 and subsequent years; zoning and building laws and ordinances; Road and Highways if any; easements of record if any; such party wall rights and agreements and covenants, conditions and restrictions of record if any which do not provide for forfeiture or reversion in the event of a breach or violation.

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 premises or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof, and to redivide 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 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 lease, 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 contract to make leases and to grant options to lease and options to renew leases and to purchase the whole or any part of the reversion and to contract respecting the manner of fixing the amount of present or future rental, 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 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 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, 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 thereto and binding upon all beneficiaries thereunder, (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 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 a right to participate 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 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 and releases 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 aforesaid has hereunto set his hand and seal on this 19th day of January 1984

(Seal) *Charles G. Knippen* (S) CHARLES G. KNIPPEN

THIS INSTRUMENT WAS PREPARED BY (Seal) (Seal)

CAROL ANN WEBER 5801 W. Cermak Rd. Cicero, Ill. 60650

I, Dolores Para a Notary Public in and for said County, in the state aforesaid, do hereby certify that CHARLES G. KNIPPEN, a bachelor

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 notarial seal this 19th day of January 1984

*Dolores Para*  
Notary Public

My Commission Expires Nov. 16, 1987

GRANTEE'S ADDRESS:

Western National Bank of Cicero  
5801 West Cermak Road, Cicero, Illinois 60650  
Cook County Recorders Box #99

For information only insert street address of above described property.

This space for affixing Riders and Revenue Stamps

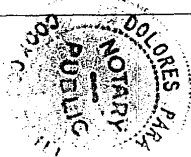
SECTION 4,

WESTERN NATIONAL BANK OF CICERO, Cook County

JAN 12 1984

6935639

Box 99 17-09-104-004



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