

UNOFFICIAL COPY

This Indenture Witnesseth That the Grantor (s) 26027645

JEANETTE J. FALDUTO, n/k/a JEANETTE J. SCHMITT and married to

Peter G. Schmitt

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 Warrant unto WORTH BANK AND TRUST, 6825 West 111th Street, Worth, Illinois 60482, a corporation of Illinois, as Trustee under the provisions of a trust agreement dated the 4th day of June 1981 known as Trust Number 3618, the following described real estate in the County of Cook and State of Illinois, to-wit:

SEE LEGAL DESCRIPTION ATTACHED HERETO AND PART HEREOF

6-4-81 ATTACHED HERETO AND MADE A PART OF WARRANTY DEED IN TRUST DATED 6-4-81, A/K/A TRUST NO. 3618

Parcel I:

Unit No. 41B, together with a perpetual and exclusive use of parking space and storage area designated as 41BGS, as delineated on survey of that part of the Northeast 1/4 of Section 23, Township 37 North, Range 22 East of the Third Principal Meridian, lying Northerly of the Northerly line of the Sanitary District of Chicago excepting therefrom the following: The West 641.00 feet thereof; the East 40.00 acres thereof and the East 516.00 feet of the North 894.186 feet lying West of and adjoining said East 40 acres of the Northeast 1/4 of said Section 23, in Cook County, Illinois, lying South of the following described line:

Beginning at a point on the East line of said tract, said point being 1211.056 feet South of the North line of said tract, thence West along a line 1211.056 feet South of and parallel with the North line of said tract, 634.58 feet, thence North along a line 384.91 feet East of and parallel with the West line of said tract 110.90 feet, thence West along a line 1100.196 feet South of and parallel with the North line of said tract, 127.33 feet, thence South along a line 257.58 feet East of and parallel with the West line of said tract, 66.96 feet, thence West along a line 1167.156 feet South of and parallel with the North line of said tract, 257.58 feet more or less to the west line of said tract which survey is attached as Exhibit "A" to the Declaration of Condominium Ownership made by UNION NATIONAL BANK OF CHICAGO, ILLINOIS as Trustee under Trust No. 1-27, recorded in the Office of the Recorder of Deeds of Cook County, on March 11, 1974 as Document No. 22,647,270 together with a percentage of the Common Elements appurtenant to said Unit as set forth in said Declaration as amended from time to time, which percentage shall automatically change in accordance with Amended Declaration as same are filed of record pursuant to said Declaration, and together with additional Common Elements as such Amended Declaration are filed of record; in the percentages set forth in such Amended Declarations, which percentages shall automatically be deemed to be conveyed effective on the recording of each such Amended Declaration as though conveyed hereby.

Parcel II:

Easement for Ingress and Egress for the benefit of Parcel I
Recorded: March 11, 1974 Document: 22,647,269

RECEIVED IN BAD CONDITION

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Property of COO

8-14-81

Jeanette J. Schmitt
for her self and their 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 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, 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, 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 praesenti or in futuro, 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 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 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, (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 predecessors 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 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 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 their hand and seal this 4th day of June 1981

Jeanette J. Falduto (SEAL) _____ (SEAL)
JEANETTE J. FALDUTO
Jeanette J. Schmitt (SEAL) _____ (SEAL)
N/K/A JEANETTE J. SCHMITT (SEAL) _____ (SEAL)

26027645

This document was prepared by:
6035
WORTH, WASHINGTON, D.C.

This document was prepared by:

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STATE OF ILLINOIS
COUNTY OF COOK

ss. I, Marilyn C. Sajdak

a Notary Public, in and for said County, in the State aforesaid, do hereby certify that
Jeanette J. Falduto n/k/a Jeanette J. Schmitt and married
to Peter G. Schmitt

_____ who are
personally known to me to be the same person _____ whose name _____ subscribed to
the foregoing instrument appeared before me this day in person, and acknowledged that

_____ she signed, sealed 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
of _____ October _____ 19 _____ 81

Marilyn C. Sajdak



Property of Cook County Clerk's Office

26027645

COI-14-81 541545 2007/10/14 11:00

11⁰⁰

TRUST No.

DEED IN TRUST

TO
WORTH BANK AND TRUST
TRUSTEE

PROPERTY ADDRESS

Mail To: *Box 802*
WORTH BANK AND TRUST
6625 West 116th Street Worth, Illinois 60182

26 027 645

INDEX OF RECORD DOCUMENT