

DEED IN TRUST

27417379

Quit Claim

The above space for recorder's use only

12 37 23 JAN 72

THIS DEED WITNESSETH, That the Grantor Constance A. Hodges, never having married, of the County of Cook and State of Illinois for and in consideration of ten Dollars, and other good and valuable consideration in hand paid, Convey and Quit Claim unto the Riverdale Bank, an Illinois banking corporation qualified to do trust business under and by virtue of the laws of the State of Illinois whose address is 13700 South Indiana Avenue, Riverdale, Illinois 60627 as Trustee under the provision of a Trust agreement dated the 8th day of December, 1984, known as Trust No. 196, the following described real estate in the county of Cook and the state of Illinois to wit:

11.20

Parcel 1: The West 200 feet of Block 106 (except the South 100 feet thereof) in Chicago Heights which is a Subdivision of Township 35 North, Range 14, East of the Third Principal Meridian;

ALSO

That part of Block 106 in Chicago Heights described as follows: Beginning at a point on the West line of Block 106 in Chicago Heights which is a Subdivision in Township 35 North, Range 14, East of the Third Principal Meridian at a distance of 50 feet North from the South West corner of said Block 106; thence East along a line parallel to and 50 feet North of the South line of said Block 106, a distance of 103 feet; thence North along a line parallel to and 103 feet East of the West line of said Block 106, a distance of 50 feet; thence West along a line parallel to and 100 feet North of the South line of said Block 106, a distance of 103 feet to the West line of said Block 106, thence South along the West line of Block 106, a distance of 50 feet to the place of beginning.

ALSO

That part of Block 106 in Chicago Heights, described as follows: Beginning at a point on the East line of the West 200 feet of said Block 57.1 feet South of the North line of said Block; thence East Parallel to the North line of said Block 21.6 feet; thence South Easterly along a straight line to a point 132 feet South of the North line of said Block and 246.6 feet East of the West line of said Block; thence South parallel to the West line of said Block 118.4 feet; thence West parallel to the North line of said Block to a point 200 feet East of the West line of said Block; thence North parallel to the West line of said Block to the place of beginning, all in Cook County, Illinois.

Parcel 2: A parcel of land situated in the East 1/2 of the Northwest 1/4 of Section 10, Township 36 North, Range 14 East of the Third Principal Meridian, described as follows; Beginning at a point in the North line of said East 1/2 of the Northwest 1/4 of Section 10, 710.92 feet Westwardly measured along said North line from the Northeast corner of said Northwest 1/4 of Section 10, the Southwardly along a straight line extending from the place of beginning to a point in the South line of said Northwest 1/4 of Section 10, 720.39 feet West measured along said South line from Southeast corner of said Northwest 1/4 of Section 10, 484.5 feet the Westwardly parallel to the North line of said Northwest 1/4 of Section 10, 511.3 feet more or less to a point 97.7 feet Eastwardly measured at right angles from the West line of said East 1/2 of the North West 1/4 of Section 10, the North Eastwardly on a curved line convex to the Northwest and having a radius of 509.2 feet, 627.3 feet more or less to a point in the North line of the Northwest 1/4 of said Section 10, the Eastwardly along the North line of said Northwest 1/4 of Section 10, 181.04 feet to the place of beginning in the Village of Dolton.

Parcel 3: Block 107 (except the West 85 feet thereof and except the South 26 feet of that part thereof lying East of the West 85 feet) in Original Town of Chicago Heights a Subdivision in Section 21, Township 35 North, Range 14 East of the Third Principal Meridian.

Buyer, Seller or Donee

Office 27417379

# UNOFFICIAL COPY

Property of [Redacted]

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and for 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 such successor or successors in trust full of the title, estate, powers and authorities vested in said trustee, to donate, to dedicate, to mortgage, to lease or otherwise encumber said property, or any part thereof, to lease said property, vested in said trustee, from time to time, in possession or 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 lease the term of 198 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 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 contract 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 and thereof, for other real or personal property, to grant easements or charge 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 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 hereof 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, not 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 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 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 her hand and seal this 8th day of December 19 84

Constance A. Hodges (Seal)

Notary Public Patricia M. Hoffman, State of Illinois, County of Cook, do hereby certify that Constance A. Hodges, never having married.

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 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 day of December 19 84

After recording return to: 200-240 E. 17th Street and 200 E. 17th St. Riverdale Bank Land Trust Department 13700 Indiana Avenue Riverdale, IL 60627. For information only insert street address of above described property: Chgo Hd. This document prepared by: Connie Hodges 13700 Indiana Avenue Riverdale, IL 60627

PROVISIONS OF PARAGRAPH E SECTION 4 REAL ESTATE TRANSFER TAX ACT.

Date 1/22/85 Buyer, Seller, Co. Deed...

Document Number 61-211-110

END OF RECORDED DOCUMENT