

WARRANTY DEED IN TRUST

27 511 854

COOK COUNTY, ILLINOIS
FILED FOR RECORD

1985 MAR 21 AM 10: 50

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The above space for recorder's use only

This Indenture Witnesseth, That the Grantor S **REBECCA DAVIS,**
a Married Woman AND **FELTON MERRITT,** a Bachelor,
of the County Cook and the State of Illinois for and in consideration of

TEN AND NO/100 Dollars,
and other good and valuable consideration in hand paid, Convey unto DROVERS
BANK OF CHICAGO, an Illinois Banking association, of 47th Street and Ashland Avenue, Chicago, Illinois, its successor or successors as

Trustee under the provisions of a trust agreement dated the 1st day of March 1985 known as Trust
Number 85016 the following described real estate in the County of Cook
and State of Illinois, to-wit: Lot 36 in Sub Block 4, Of Block 5 In Sheffield's Addition To
Chicago, In The South West 1/4 Of Section 29, And The South East 1/4 And The
South 1/2 Of The North East 1/4 Of Section 31, All Of Section 32 And The West 1/2
Of The South West 1/4 Of Section 33, Township 40 North, Range 14 East Of The
Third Principal Meridian, In Cook County, Illinois.

THIS IS NON HOMESTEAD PROPERTY AS TO **REBECCA DAVIS.** 1843 N. Sheffield, Chgo., IL.
Permanent Real Estate Index No. 14-32-411-007 Common Address

TO HAVE AND TO HOLD the said premises with the appurtenance, 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 of any 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 all of the title, estate, powers and, to lease said property, or any part thereof, to lease, to donate, to dedicate, to mortgage, pledge or otherwise encumber, said property, or any part thereof, and upon any said property, or any part thereof, from time to time, in possession or reversion, by leases to commence in present or in futuro, and to renew or extend terms and for any period or periods of time and to amend, change or modify the same and the terms and provisions thereof to purchase the whole or any part of the premises and to grant options to lease and options to renew leases and options to partition or to exchange leases upon any terms and for any period or periods of time and to grant options to fix the amount of present or future rentals, to release, convey or assign time or times hereafter, to contract respecting the manner of fixing the amount of present or future rentals, to release, convey or assign any part of the premises or any part thereof, for other real or personal property, to grant easements or charges of any kind, 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 trustee has purchased 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 and executed to execute 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) that 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 profits, 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 cases made and provided.

And the said grantor S 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 S aforesaid have hereunto set their hand S and seal S
this 15th day of March 19 85
Rebecca Davis (SEAL) Felton Merritt (SEAL)
REBECCA DAVIS (SEAL) **FELTON MERRITT** (SEAL)

Philip K. Gordon a Notary Public in
State of Illinois } ss. PHILIP K. GORDON
County of Illinois } and for said County, the state aforesaid, do hereby certify that
REBECCA DAVIS, a Married Woman and FELTON MERRITT,
a Bachelor

personally known to me to be the same persons whose names S subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument as their 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 15th day of March 19 85

Philip K. Gordon
Notary Public

Return to:

PHILIP K. GORDON
Attorney at Law
809 West 35th Street
Chicago, Illinois 60609
927-4331
M/333

This instrument was prepared by **PHILIP K. GORDON**

27511854

CANCELLED
STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
DEPT. OF REVENUE
MAR 21 1985
21.25

CANCELLED
Cook County
REAL ESTATE TRANSACTION TAX
DEPT. OF REVENUE
MAR 21 1985
21.25

27 511 854
CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
DEPT. OF REVENUE
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DEPT. OF REVENUE
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State of Illinois }
County of Cook } SS. I, MICHAEL BROWN, a Notary Public in
and for said County, the state aforesaid, do hereby certify that REBECCA DAVIS,
a Married Woman and FELTON MERRITT, a Bachelor

personally known to me to be the same person S whose name S are subscribed to the fore-
going instrument, appeared before me this day in person and acknowledged that they signed,
sealed and delivered the said instrument as their 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 15 day of March 1985

This instrument was prepared
by PHILIP K. GORDON

Return to: **PHILIP K. GORDON**
Attorney at Law
809 West 35th Street
Chicago, Illinois 60609
927-4331
mf 333



27511854

TH

UNOFFICIAL COPY

BOX 538

Deed in Trust

WARRANTY DEED

ADDRESS OF PROPERTY

TO
Drovers Bank of Chicago
TRUSTEE

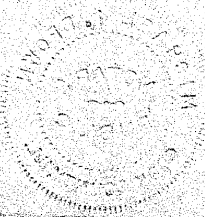
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COOK COUNTY, ILLINOIS
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