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Property of Cook County Clerk

27 278 149

QUIT CLAIM DEED IN TRUST
THIS INSTRUMENT WAS PREPARED BY
BARBARA M. COOPER, CLERK
PIONEER BANK & TRUST COMPANY
100 N. LAKE ST.
CHICAGO, ILLINOIS 60639

COOK COUNTY, ILLINOIS
FILED FOR RECORD

1984 OCT -2 AM 10:29

27278149

THIS INDENTURE WITNESSETH, That the Grantor

SUSAN L. LAZZARA, divorced and not since 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, Conveys and quit claims unto the PIONEER BANK & TRUST COMPANY,
a corporation of Illinois, as Trustee under the provisions of a trust agreement dated the 10th day of
August, 19 84, known as Trust Number 23854, the following
described real estate in the County of Cook and State of Illinois, to-wit:

UNIT # 10-5 IN THE HAMPTONS TOWNHOME CONDOMINIUM AS DELINEATED ON A SURVEY OF THE
FOLLOWING DESCRIBED REAL ESTATE:
THAT PART OF THE NORTH EAST 1/4 OF SECTION 26, TOWNSHIP 41 NORTH, RANGE 10 EAST OF
THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE
DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 27269141 TOGETHER WITH ITS
UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

GRANTOR HEREBY GRANTS TO GRANTEE (S), THEIR SUCCESSORS AND ASSIGNS, as rights and
easements appurtenant to the above-described real estate, the rights and easements
for the benefit of said property set forth in the Declaration of Condominium for
The Hamptons Townhome Condominium recorded in the Office of the Recorder of Deeds,
Cook County, Illinois, on September 25, 1984 as Document No. 27269141, and Grantor
reserves to itself, its successors and assigns the rights and easements set forth
in said Declaration for the benefit of the remaining property described therein.

This Deed is subject to all rights, easements, covenants, conditions, restrictions
and reservations contained in said Declaration, the same as though the provisions
of said Declaration were recited and stipulated at length herein.

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SEE RIDER ATTACHED AND INITIALED

Grantee's Address: 4030 West North Avenue, Chicago, Illinois 60639

TO HAVE AND TO HOLD the said premises with the appurtenances thereon to the trustee 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 lease, 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 present or future, and upon any terms and for any period or periods of time, not exceeding in the case of any single demise a 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 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 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 a portion of 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, (c) 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 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, titles 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 limitation", 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 in violation 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, Susan L. Lazzara hereunto set HER hand and seal this 30th day of August, 1984

Susan L. Lazzara (Seal)

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Illinois Rosemary COLLINS
State of Cook ss. I, Rosemary COLLINS a Notary Public in and for said County, in the County of Cook do hereby certify that Susan L. Lazzara, divorced and not since 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 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 27th day of September, 1984

Rosemary Collins
Notary Public

Pioneer Bank & Trust Company

Box 22

mail to: Harold E. Crehala
1700 S. Elmhurst

For information, and insert street address of above described property: 105 West, Ill 60056

BFC

THIS SPACE FOR AFFIXING RIDERS AND RECEIVING STAMPS
Approved by the Notary Public of Ill. & Not. P.
Notary Public
Rosemary Collins

27-278 149

END OF RECORDED DOCUMENT