

WARRANTY DEED IN TRUST

27288176

The above space for recorder's use only

1000  
10.00

THIS INDENTURE WITNESSETH, That the Grantors E. DALE BERG and VIVIAN BERG his wife

of the County of Cook and State of Illinois for and in consideration of TEN DOLLARS AND NO/100 (\$10.00) Dollars, and other good and valuable considerations in hand paid, Convey and Warrant unto the BANK OF LANSING, a corporation of Illinois, as Trustee under the provisions of a trust agreement dated the 20th day of September 19 84, known as Trust Number 20440-571, the following described real estate in the County of Cook and State of Illinois, to-wit: Lot 96 in Monaldi Manor Subdivision, being a Subdivision of part of the West half of the North West Quarter except that part thereof conveyed to the North Western Grand Trunk Railroad Company, also part of the South West Quarter of the North West Quarter, except that part thereof conveyed to the North Western Grand Trunk Railroad Company all in fractional Section 5, Township 35 North, Range 15 East of the Third Principal Meridian in Cook County, Illinois.

This conveyance is specifically subject to all matters of record and not of record and to all unpaid real estate taxes.

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 execute 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 in any terms, to convey either with or without consideration, to convey said premises or any part thereof to a successor or successors, a trust or 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 for any period or periods of time, not exceeding, in the case of any single demise the term of 199 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 same or 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 may 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 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 deed 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 hereunder, (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 the, 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 in trust, 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 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 do hereby set their hand S and seal S this 20th day of September 19 84.

E. Dale Berg (SEAL)  
E. DALE BERG  
Vivian Berg (SEAL)  
VIVIAN BERG

THIS INSTRUMENT PREPARED BY (SEAL)  
RONALD A. KIEDAISCH  
ATTORNEY AT LAW (SEAL)  
3330 - 181ST PLACE  
LANSING, ILLINOIS 60438

State of Illinois } ss. I, the undersigned a Notary Public in and for said County, in County of Cook do hereby certify that E. DALE BERG and VIVIAN BERG, his wife

personally known to me to be the same person S whose name 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 4th day of October 1984

Ronald A. Kiedaisch  
Notary Public Ronald A. Kiedaisch

BANK OF LANSING, Ltd.  
Mall To: Ronald Kiedaisch, Ltd.  
P.O. Box 246  
3330 - 181st Place  
Lansing, Illinois 60438

3246 Louise Drive  
Lansing, IL 60438  
For information only insert street address of above described property.

This space for affixing Notary and Revenue Stamps  
EXEMPT UNDER PROVISIONS OF PARAGRAPH 4, SECTION 4, REAL ESTATE TRANSFER TAX ACT.  
AT & S  
DATE Buyer, Seller or Representative

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E

9118872  
Notary Public

END OF RECORDED DOCUMENT