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27307242

DEED IN TRUST

OCT 21 1984 The Above space for recorder's use only 2 11 2 A - DEED

10.20

THIS INDENTURE WITNESSETH, That the Grantor, DONNA M. KERINS, a widow and not remarried,

of the County Cook and State of Illinois for and in consideration of TEN (10.00) Dollars, and other good and valuable considerations in hand paid, Conveys and the Quit Claim unto the FIRST BANK OF OAK PARK, an Illinois Corporation, its successor or successors, as Trustee under the provisions of a trust agreement dated the 9th day of October 1984, known as Trust Number 12769, the following described real estate in the County of Cook and State of Illinois, to-wit:

See LEGAL DESCRIPTION RIDER attached hereto and made a part hereof.

GRANTEES ADDRESS: 11 Madison St., Oak Park, IL 60302

Exempt under Provision of Paragraph (e), Section 4, Real Estate Transfer Tax Act.

10/22/84 Sign James E Howie

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, to 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 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 in any manner to 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 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 the 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 was 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 authorized to not 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 waives, surrenders and releases 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 10th day of October 1984

Donna M Kerins (Seal) DONNA M. KERINS (Seal) THIS DOCUMENT PREPARED BY JAMES E. HOWIE, JR. 400 LATHROP AVE. RIVER FOREST, IL 60305

Il. Rosanne DuPass a Notary Public in and for said County, in the state aforesaid, do hereby certify that DONNA M. KERINS, a widow and not 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 10th day of October 1984

Rosanne DuPass Notary Public

HERRICK, PEREGRINE,

FIRST BANK OF OAK PARK, TOMPE & HOWIE

TR0042 400 LATHROP RIVER FOREST, IL 60305

For information only insert street address of above described property. 120 E. Northwest Highway Arlington Heights, IL 60004

MAIL

This space for affixing Riders and Revenue Stamps

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LEGAL DESCRIPTION RIDER

PARCEL "A" 1:

THAT PART OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 29, TOWNSHIP 42 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT THE MOST SOUTHERLY CORNER OF BLOCK 21 IN THE ORIGINAL TOWN OF DUNTON (NOW VILLAGE OF ARLINGTON HEIGHTS); THENCE SOUTH 00 degrees 00 minutes 00 seconds WEST ALONG THE EAST LINE OF SAID BLOCK EXTENDING SOUTH A DISTANCE OF 27.73 FEET;

THENCE NORTH 59 degrees 20 minutes 00 seconds WEST, A DISTANCE OF 162.13 FEET; THENCE WESTERLY ALONG A CURVE CONCAVE TO THE SOUTHEAST HAVING A RADIUS OF 4.65 FEET AND TANGENT TO THE LAST DESCRIBED COURSE A DISTANCE OF 9.62 FEET; THENCE NORTH 02 degrees 11 minutes 39 seconds EAST, A DISTANCE OF 34.62 FEET TO THE MOST WESTERLY CORNER OF SAID BLOCK; THENCE SOUTH 59 degrees 26 minutes 10 seconds EAST ALONG THE SOUTHWESTERLY LINE OF SAID BLOCK, A DISTANCE OF 168.57 FEET TO THE PLACE OF BEGINNING.

ALSO

PARCEL "A" 2:

THAT PART OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 29, TOWNSHIP 42 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED AND DESCRIBED AS FOLLOWS:

COMMENCING AT THE MOST SOUTHERLY CORNER OF BLOCK 21 IN THE ORIGINAL TOWN OF DUNTON (NOW VILLAGE OF ARLINGTON HEIGHTS) THENCE SOUTH 00 degrees 00 minutes 00 seconds WEST ALONG THE EAST LINE OF SAID BLOCK EXTENDED SOUTH A DISTANCE OF 27.73 FEET TO THE PLACE OF BEGINNING, THENCE NORTH 59 degrees 20 minutes 00 seconds WEST A DISTANCE OF 162.13 FEET THENCE SOUTHWESTERLY ALONG A CURVE CONCAVE TO THE SOUTHEAST HAVING A RADIUS OF 4.65 FEET WHICH CURVE IS ALSO TANGENT TO THE LAST DESCRIBED COURSE A DISTANCE OF 13.83 FEET TO A POINT OF REVERSE CURVE, A TANGENT AT SAID POINT BEARING SOUTH 49 degrees 45 minutes 50 seconds EAST, THENCE SOUTHEASTERLY ALONG A REVERSE CURVE CONCAVE TO THE SOUTHWEST HAVING A RADIUS OF 708.89 FEET, A DISTANCE OF 56.26 FEET; THENCE SOUTH 45 degrees 13 minutes 00 seconds EAST A DISTANCE OF 137.00 FEET; THENCE EASTERLY ALONG A CURVE CONCAVE TO THE NORTHEAST HAVING A RADIUS OF 12.00 FEET; AND WHICH SAID CURVE IS TANGENT TO THE LAST DESCRIBED COURSE, A DISTANCE OF 7.07 FEET TO THE EAST LINE OF SAID BLOCK EXTENDED SOUTH; THENCE NORTH 00 degrees 00 minutes 00 seconds EAST ALONG THE EAST LINE OF SAID BLOCK EXTENDED SOUTH A DISTANCE OF 62.62 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS.

ALSO

PARCEL "B":

A TRINAGULAR TRACT OF LAND LOCATED IN THE NORTHEAST CORNER OF BLOCK 21, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF BLOCK 21; THENCE WEST ON THE NORTH LINE OF SAID BLOCK, 130.00 FEET; THENCE SOUTHEASTERLY TO A POINT ON THE EAST LINE OF BLOCK 21, 80.00 FEET SOUTH OF THE NORTHEAST CORNER OF BLOCK 21; THENCE NORTH ON THE EAST LINE OF SAID BLOCK, TO THE POINT OF BEGINNING IN DUNTON (NOW VILLAGE OF ARLINGTON HEIGHTS) BEING A SUBDIVISION OF WILLIAM H. DUNTON AND OTHERS OF THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 29, TOWNSHIP 42 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY,

27307242

END OF RECORDED DOCUMENT