

# UNOFFICIAL COPY

DEED IN TRUST

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85182486

Quit Claim

The above space for recorder's use only

THIS INDENTURE WITNESSETH, That the Grantor Constance A. Hodges, a spinster,

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 21st day of November, 1985, known as Trust No. 139, the following described real estate in the county of Cook and the state of Illinois to wit:

Lot 17 in Block 8 in Palos Gardens, Unit Number 4, being a Subdivision of part of Lots 1, 2 and 3 in Circuit Court Partition of the South  $\frac{1}{2}$  of the North West  $\frac{1}{4}$  of Section 32, Township 37 North, Range 13, East of the Third Principal Meridian in Cook County, Illinois.

24-32-715-017-0000 P

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.

The power and authority is hereby granted to said trustee to improve, mortgage, pledge 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 or sell, to grant options to purchase, to sell or any time, to convey either with or without consideration, to convey said premises or any part thereof, to successor or successors in trust and to grant such success 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 the present or future, and 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 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 easement appurtenant to and premises or any part thereof, and to deal with said property and every part thereof in another way and for such other considerations as it would be entitled for any purpose concerning 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, or 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 premises shall be conclusive evidence in favor of every person relying upon or claiming under any such lease, deed, mortgage or other instrument, as 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. It is further covenanted and warranted that no 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 and that said Trustee has full authority and is empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument and that the conveyance made by 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 waives, surrenders and releases any and all right of 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 Constance A. Hodges do hereby set her hand and seal on this 15th day of August, 1985.

Constance A. Hodges (Seal)

State of Illinois I, DeAnne Schwartz, a Notary Public in and for said County, in the County of Cook the state aforesaid, do hereby certify that Constance A. Hodges, a spinster,

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 15th day of August, 1985.

DeAnne Schwartz  
Notary Public, My Commission Expires July 1986

After recording return to:  
Riverdale Bank  
Land Trust Department  
13700 Indiana Avenue  
Riverdale, IL 60627

6232 West 129th Place, Palos Gardens, IL

For information only insert street address of above described property.

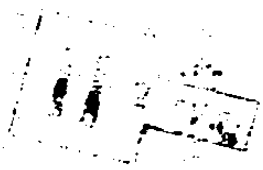
This document prepared by Connie Hodges  
13700 S. Indiana Avenue  
Riverdale, IL 60627

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Property of Cook County Clerk's Office  
#7401 # A \* -85-182486

DEPT-01 RECORDING \$11.25  
T#1111 TRAN 1864 09/10/85 11:54:00  
#7401 # A \* -85-182486

Riverdale Bank  
157 W. Jackson Ave.  
Riverdale, IL 60629



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