

890-10-01

THIS INDENTURE WITNESSETH, That the Grantor Eva Higt, an unmarried person of the County of 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 Quit Claims unto BANK OF RAVENSWOOD, an Illinois banking corporation, 1825 W. Lawrence Avenue, Chicago, Illinois 60640, its successor or successors, as Trustee under a trust agreement dated the day of August 18, 1984, known as Trust Number 25-6605, the following described real estate in the County of Cook and State of Illinois, to-wit:

The South 8 feet of the first 16 feet South and parallel to Lots 14, 15, 16 & 17 in Arthur Dunas and Company's Rapid Transit Subdivision Unit 1, a Subdivision of part of the East half of the Northwest quarter of Section 31, Township #2, Range 13 (East of the Third Principal Meridian in Cook County, Illinois).

Commonly known as: 3545 Lake Street, Wilmette, Illinois 60091

(Permanent Index No.: 05 31 103 00 1 00 0 0) THRU 0 4

TO HAVE AND TO HOLD the real estate with its appurtenances upon the trusts and for the uses and purposes herein and in the trust agreement set forth. Full power and authority is hereby granted to the trustee to subdivide and recombine the real estate in any part thereof, to dedicate parks, streets, highways or alleys and to create any subdivision or part thereof, to execute contracts to sell or lease the real estate in any part thereof for a term or terms to be agreed to by the grantor or successors thereof in the trust and to grant to such any term, to convey either with or without consideration, to any person, the real estate in any part thereof for a term or terms to be agreed to by the grantor or successors thereof in the trust, to mortgage, or otherwise encumber the real estate, or any part thereof, to execute leases of the real estate, or any part thereof, from time to time, in perpetuity or for a term, by lease to commence in perpetuity or for a term, and upon any terms and for any period or periods of time, and to execute amendments, changes or modifications thereof at any time or times hereafter, to execute contracts to make leases and to execute options to lease, and options to renew, lease and option to purchase the whole or any part of the real estate, and to execute contracts to purchase in or about or adjacent appurtenant to the real estate of any part thereof and to deal with the title to the real estate in all such ways and for such other purposes as it would be lawful for any person owning the title to the real estate to deal with it, whether similar to or different from the ways above specified and at any time or times hereafter.

In no case shall any party dealing with said trustee in relation to the real estate in any part thereof shall be compelled, contracted to be sold, leased or mortgaged by the trustee, be obliged to see to the application of any purchase money, trust or money borrowed or advanced on the real estate, or be obliged to see that the terms of the trust have been complied with or be obliged to inquire into the means or expediency of any act of the trustee, or be obliged to inquire into any of the terms of the trust agreement, and every deed, trust deed, mortgage, lease or other instrument executed by the trustee in relation to the real estate shall be conclusive evidence in favor of every person relying upon any such deed, mortgage, lease or other instrument, that at the time of the delivery thereof the trust created hereon and by the trust agreement was in full force and effect, that the trustee conveyed and or other instrument was executed in accordance with the trust, conditions and limitations contained therein and in the trust agreement or any amendments thereof and binding upon all heirs, assigns, and that the trustee was duly authorized and empowered to execute and deliver every such deed, mortgage, lease or other instrument and all of the covenants made in made to a purchaser or purchaser in trust, that such instrument or covenant in trust have been properly appointed and so fully complied with all the title, estate rights, powers, authorities, duties and obligations of its, his or their predecessor in trust.

The interests of each beneficiary under the trust agreement and of all persons claiming under it, or any of them shall be only in the possession, earnings, and the avails and proceeds arising from the sale, mortgage or other disposition of the real estate, and such interests shall be hereby declared to be personal property, and no heir, assign or beneficiary shall have any title or interest, legal or equitable, in or to the real estate at such but only in interest in the possession, earnings, avails and proceeds thereof as aforesaid.

If the title to any of the above lands 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 and releases my 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 7th day of October 1985.

Eva Higt (SEAL) (SEAL) (SEAL)

State of Illinois, the undersigned, a Notary Public in and for said County, in County of Cook, the state aforesaid, do hereby certify that Eva Higt, an unmarried person

personally known to me to be the same person whose name is she 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 17th day of October 1985.

Notary Public

bank of ravenswood 1825 W. Lawrence Ave Chicago, Illinois 60640 Phone 769 2000

3545 Lake Street, Wilmette, Illinois 60091 For information only insert street address of above described property.

BOX 333 - TH

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