

THIS INDENTURE WITNESSETH that Paul J. Keller and Mary Keller, his wife  
532 50th Bellwood

of the County of Cook and State of Illinois  
for and in consideration of the sum of Ten and no/100-----

----- Dollars (\$10.00) in hand paid, and of other  
good and valuable considerations, receipt of which is hereby duly acknowledged,

Warrant  
Convey and Quit Claim unto MELROSE PARK NATIONAL BANK 17th Avenue and Lake Street, Melrose Park, Illinois, 60160 a corporation duly organized and existing as a national banking association under the laws of the United States of America, and duly authorized to accept and execute trusts within the State of Illinois as Trustee under the provisions of a certain Trust Agreement, dated the 25th day of January 1973, and known as Trust Number 1203, the following described real estate in the County of Cook and State of Illinois, to-wit:

85293414

The South 38 feet in the North 106 feet of Lot 18 in E. A. Cummings and Company's Garden Home Addition, being a subdivision of the North West fractional quarter of Section 8, and that part of the East 1/2 of the South West 1/4 of Section 8, lying South of the Indian Boundary Line and North of Butterfield Road, all in Township 39 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois.

The above space for recorder's use only

Permanent Index No. 15-08-313-029-000 RP

This document was prepared by Paul J. Keller, 532 50th, Bellwood, IL 60104

TO HAVE AND TO HOLD the said real estate with the appurtenances, upon the trusts, and for the uses and purposes herein and in said Trust Agreement set forth, the full power and authority is hereby granted to said Trustee to, to drive, manage, protect and subdivide said real estate or any part thereof, to dedicate parks, streets, highways or alleys and to create any subdivision or part thereof, and to resubdivide said real estate 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 real estate 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 lease or otherwise encumber said real estate, or any part thereof, to lease said real estate, or any part thereof, from time to time, in person or by agent, by lease to commence in present or in future, 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 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 real estate, 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 real estate or any part thereof, and to deal with said real estate 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, or any successor in trust, in relation to said real estate, or to whom said real estate or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said Trustee, or any successor in trust, be obliged to see to the application of any purchase money, rent or money borrowed or advanced on said real estate, or be obliged to see that the terms of this trust have been complied with, or be obliged to inquire into the authority, 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, or any successor in trust, in relation to said real estate shall be conclusive evidence in favor of every person (including the Registrar of Titles of said county) 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 is in accordance with the trusts, conditions and limitations contained in this Indenture, and in said Trust Agreement, or in all amendments thereof, if any, and binding upon all beneficiaries hereunder, (c) that said Trustee, or any successor in trust, 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 predecessors in trust.

This conveyance is made upon the express understanding and condition that neither Melrose Park National Bank, individually or as Trustee, nor its successor or successors in trust, shall incur any personal liability or be subjected to any claim, judgment or decree for anything it or they or its or their agents or attorneys may do or omit to do in or about the said real estate or under the provisions of this Deed or said Trust Agreement or any amendment thereto, or for injury to person or property happening in or about said real estate, any and all such liability being hereby expressly waived and released. Any contract, obligation or indebtedness incurred or entered into by the Trustee in connection with said real estate may be entered into by it in the name of the then beneficiaries under said Trust Agreement as their attorney-in-fact, hereby irrevocably appointed for such purpose, or at the direction of the Trustee, in its own name, as Trustee of an express trust and not individually (and the Trustee shall have no obligation whatsoever with respect to any such contract, obligation or indebtedness except only so far as the trust property and funds in the actual possession of the Trustee shall be applicable for the payment and discharge thereof). All persons and corporations whomsoever and whatsoever shall be charged with notice of this condition from the date of the filing of record of this Deed.

The interest of each and every beneficiary hereunder and under said Trust Agreement and of all persons claiming under them or any of them shall be only in the earnings, and such interest shall be personal property, and no beneficiary hereunder shall have any title or interest, legal or equitable, in or to any real estate as such, but only an interest in the earnings, avails and proceeds thereof as aforesaid, the intention herein being to vest in said Melrose Park National Bank the entire legal and equitable title in fee simple, in and to all of the real estate above described.

If the title to any of the above real estate is now or hereafter registered, the Registrar of Titles is hereby directed not to register or to issue similar interest, except in accordance with the statute in such case made and provided, and said Trustee shall not be required to produce the said Agreement or a copy thereof, or any extracts therefrom, as evidence that any transfer, charge or other dealing involving the registered lands is in accordance with the true intent and meaning of the trust.

And the said grantor hereby expressly waives 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 Paul J. Keller and Mary L. Keller hereunto set their hand and seal this 14th day of November 1985  
Paul J. Keller (SEAL) Mary L. Keller (SEAL)  
(Paul J. Keller) (SEAL) (Mary L. Keller) (SEAL)

State of Illinois ss. I, the undersigned, a Notary Public in and for said County, in the state aforesaid, do hereby certify that Paul J. Keller and Mary L. Keller

personally known to me to be the same persons whose names Paul J. Keller and Mary L. Keller 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 official seal this 18th day of November 1985  
Christine Cordova  
Notary Public

RETURN TO: MELROSE PARK NATIONAL BANK  
17th Avenue & Lake Street  
Melrose Park, Illinois, 60160  
Box 669 - Cook County Recorder

532 50th - Bellwood, Illinois  
For information only insert street address of above described property.

85293414  
22 NOV 85

Handwritten signature and notes.

85-293414

11 NOV 85