

## DEED IN TRUST

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**QUIT CLAIM**

The above space for recorder's use only

6-85-298642

THIS INDENTURE WITNESSETH, That the Grantor Eva Hilt, a spinster,

1825 West Lawrence Avenue, Chicago, Illinois 60640

of the County of Cook and State of Illinois for and in consideration  
of Ten and No/100----- (\$10.00)---- dollars, and other good  
and valuable considerations in hand paid, Convey a \_\_\_\_\_ and Quit Claim a \_\_\_\_\_ 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  
July 5, 1985 known as Trust Number 25-7206 the

following described real estate in the County of Cook and State of Illinois, to-wit:

The Northeasterly 130 feet of Lot 14 and the Northeasterly 130 feet of Lot 13 (except the Northwesterly 21 feet thereof) in William Zelosky's Milwaukee Avenue Addition to Wheeling in Section 2, Township 42 North, Range 11, East of the Third Principal Meridian, in Cook County, Illinois.

(Permanent Index No.: 0 3 - 0 2 - 4 0 4 - 0 2 9 - \_\_\_\_\_) *TP*

**TO HAVE AND TO HOLD** the real estate with its appurtenances upon the trust and for the uses and purposes herein and in the trust agreement set forth.

**Full power and authority is hereby granted to said trustee to subdivide and resubdivide the real estate or any part thereof, to dedicate parks, streets, highways or alleys, and to varie any subdivision of part thereof, to execute contracts to sell or exchange, or execute grants of option to purchase, to execute contracts to sell all or any terms, by convey, either with or without consideration, to convey, or to sell or exchange, or execute grants of option to purchase, to a successor of the executors in trust and by grant to such successor or successors in trust all of the title, estate, powers and authorities vested in the trustee to dedicate, to donate, to deconvey, to exchange, 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 possession of executors, to lease for a sum certain in payment of rent, or for a term or periods of time, and upon any terms and for any period of time, and to execute amendments, changes or modifications of leases and the rents and amounts of consideration of leases or terms and for any period of time, and for any period of time, and to execute amendments, changes or modifications of leases and the rents and amounts of consideration of leases or terms and for any period of time, and for any period of time, and to execute contracts to make leases and to execute contracts to lease, and to execute contracts to make leases and to lease, and to execute contracts respecting the whole or any part of the real estate, and to execute contracts respecting the manner of fixing the amount of present or future rentals, to execute grants of easements or changes of any kind, to release, convey or assign any right, title or interest in or about or easement appertaining to the real estate or any part thereof, and to deal with the title to 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 title to real estate to deal with it, whether similar to or different from the ways above mentioned and at any time or times hereinafter.**

In no case shall any party dealing with said trustee in relation to the real estate, or from the real estate or any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by the trustee, be obliged to refer to the application of my particular money, sum, or money borrowed or advanced on the real estate, or to be obliged to set forth the terms of the trust, being comprised with, or be obliged to make any account or statement of such application, or to be obliged to pay over to the trustee, or to be obliged to make any payment to the trustee, or to be obliged to make any payment to the trustee in relation to the real estate, or to be obliged to make any payment to the trustee in relation to the delivery thereof, the trust created herein, and by the trust agreement as is in full force and effect, it is agreed that such conveyance or other instrument was executed in accordance with the terms, conditions and limitations contained herein, and in the trust agreement, as is in full force and effect, and notwithstanding thereof and funding upon all before herein, (d) that the trustee was duly authorized and empowered to execute and deliver every such deed, trust, affidavit, memorandum or other instrument and (e) that the conveyance made to a successor of my executors in trust, that such executors of my executors trust have been properly appointed and so fully covered with all the title, estate rights, powers, authorities, duties and obligations of its heirs in their predecessors in trust.

The interest of each item heretofore under the trust agreement and of all persons claiming under them, except that they shall be only in the possession, earnings, and the available proceeds arising from the sale, mortgage or other disposition of the real estate, and such interest as may be declared to be personal property, and no benefit therefrom shall have any title of interest, legal or equitable, in or to the real estate as such, but only in its effects, its possession, earnings, available and proceeds thereof as

*If the title to any of the above lands now or hereafter registered, the Register of Titles is hereby directed not to register or note on the certificate of title or duplicate thereof, or memorandum, 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, for, and release to 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 tax on valuation or otherwise.

In Witness Whereof, the grantor above named, his  
20th day of August, A.D. 19

85

(SEAL)

(SEAL)

(Shall)

CEA(LISTE)

State of **Illinois** {ss  
County of **Cook**

State of Illinois, }  
County of Cook, }  
Date of marriage, June 10, 1910.

**Eva Higgs, a spinster**

personally known to me to be the same person whose name is **Isaac** **Schoen** subscribed to  
the foregoing instrument, appeared before me this day in person and acknowledged that  
I signed, sealed and delivered the said instrument as **her** free and voluntary act, for the uses  
and purposes therein set forth, including the acknowledgment by me of the right of Isaac  
Schoen under my hand and signature of this **28th** day of **September** **1985**.

 bank of ravenswood  
Member FDIC Equal Housing Lender

310 N. Milwaukee, Wheeling, IL  
For information only insert street address  
of above described property.  
**Bank of Ravenswood**  
Prepared By: **Sylvia Garcia**  
1825 West Lawrence Avenue  
Chicago, Illinois 60640

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2011

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-85-298642

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DEPT-01 RECORDING 111.00

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