

UNOFFICIAL COPY

COOK COUNTY, ILLINOIS

1986 OCT 28 AM 10 45

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86502852

DEED IN TRUST

86502852

Quit Claim

The above space for recorder's use only

THIS INDENTURE WITNESSETH, That the Grantor **SUSAN L. NELSON, now known as SUSAN L ATTIAH, married to Michael Attiah** of the County of **Cook** and State of **Illinois** for and in consideration of **TEN and 00/100 (\$10.00)** 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 **19th** day of **August**, 19**86**, known as Trust No. **304**, the following described real estate in the county of **Cook** and the state of Illinois to wit:

Lot 10 in Lakeview Subdivision of the South West 1/4 of the North East 1/4 of Section 30, Township 36 North, Range 15 East of the Third Principal Meridian, in Cook County, Illinois.

commonly known as: **17318 Chicago, Lansing, IL. 60438**

Tax #**30-30-215-061**

11.00

TO 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

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 such successor or successors in trust all of the title, estate, powers and authorities vested in said trustee, to donate, to dedicate, to mortgage, pledge or otherwise encumber said property, or any part thereof, to lease said property, or any part thereof, from time to time, in any portion or reversion, by leases to commence in present or 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 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 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 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 prejudged 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) that 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 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 words of similar import, in accordance with the statute in such case made and provided

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 of a judgment

IN WITNESS WHEREOF, the grantor **S** aforesaid has **ve** hereunto set **their** hand **S** and seal **S** this **17TH** day of **October** 19 **86**

Susan L. Nelson (Seal) *Susan L. Attiah* (Seal)
Susan L. Nelson, now known as Susan L. Attiah **Michael Attiah**

State of **Illinois** I, **JOHN ALAN DE JONG**, a Notary Public in and for said County, in County of **Cook** the state aforesaid, do hereby certify that **Susan L. Nelson, now known as Susan L. Attiah and Michael Attiah**

THIS INSTRUMENT PREPARED BY: **JOHN A. DE JONG, Attorney at Law, P.O. Box 27, Dolton, IL. 60419**

personally known to me to be the same persons whose names are 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 notarial seal this **17th** day of **October**, 19 **86**

John Alan De Jong
Notary Public
17318 Chicago, Lansing, IL. 60438

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

For information only insert street address of above described property
**JOHN A. DE JONG
ATTORNEY AT LAW
17318 CHICAGO, LANSING, ILL. 60438**

This document prepared by

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BOX 333 - TH

STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
REVENUE
1986 OCT 27 00

86502852

REAL ESTATE TRANSFER TAX
Cook County

37.00
December Number

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Property of Cook County Clerk's Office

COOK COUNTY CLERK
JANET VAN DYKE
100 N. LA SALLE ST.
CHICAGO, IL 60602
TEL: 312.603.4000
WWW.COOKCOUNTYCLERK.COM