

UNOFFICIAL COPY

DEED IN TRUST

COOK COUNTY, ILLINOIS
FILED FOR RECORD

1986 NOV 18 AM 10:39

86546882

100

70-78-86-07

STUART-HOOVER CO. H174320C

The above space for recorder's use only

THIS INDENTURE WITNESSETH, that the Grantor EDITH VAN DRIEL, a widow

of the County of Cook and State of Illinois for and in consideration of TEN and no/100 Dollars, and other good and valuable considerations in hand paid, Conveys and Warrants unto FIRST NATIONAL BANK OF ILLINOIS, a National Banking Association of Lansing, Illinois, at 3256 RIDGE ROAD, LANSING, ILLINOIS 60438 as Trustee under the provisions of a trust agreement dated the 22nd day of April 19 83, known as Trust Number 3393, the following described real estate in the County of Cook and State of Illinois, to-wit:

That part lying North of North line of Tri State Highway of the East 1/2 of Lot 3 of Subdivision of North 50 acres of the West 1/2 of the Southeast 1/4 and the East 1/2 of the Southwest 1/4 of Section 25, Township 36 North, Range 14 East of the Third Principal Meridian (except from the East 1/2 of the Southwest 1/4 of said Section 25, 20 acres, described as follows: Commencing at the Southwest corner of the East 1/2 of the Southwest 1/4 of said Section 25, thence running East 6.16 chains, thence North 32.47 chains, thence West 6.16 chains, thence South 32.47 chains to the Plat of beginning) as per Plat recorded in Recorders Office of Cook County, Illinois on April 19, 1892 as document 1647103 in Cook County, Illinois.

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and for the 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 redivide 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 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, 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 lease 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 199 years, and to renew or extend leases upon any terms and for any period 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, entrusted 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 to see that 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 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 trustee 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) 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 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 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 Edith Van Driel her hand and seal this 18th day of November, 1986.

Subject to covenants, conditions and restrictions of record and general real estate taxes for 1986 and subsequent years.
Edith Van Driel (Seal) John J. O'Donnell (Seal)
EDITH VAN DRIEL (Seal) Notary Public (Seal)

Commonly known as: 2151 Bernice Road; Lansing; Illinois
Permanent Index #29-25-400-049

State of ILLINOIS County of COOK I, JOHN J. O'DONNELL a Notary Public in and for said County, in and for the state aforesaid, do hereby certify that EDITH VAN DRIEL, a widow

personally known to me to be the same person whose name 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 18 day of November, 1986

John J. O'Donnell
Notary Public

COOK COUNTY RECORDER
STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
DEPT. OF REVENUE
NOV 18 1986
REVENUE
NOV 18 1986
COOK COUNTY
REAL ESTATE TRANSACTION
86546882

UNOFFICIAL COPY

880692

Property of Cook County Clerk's Office

MAIL TO: FIRST NATIONAL BANK OF
ILLINOIS
3256 RIDGE ROAD
LANSING, IL 60438

BOX 333
H-22

UNOFFICIAL COPY

Property of Cook County Clerk's Office