

UNOFFICIAL COPY 86-194479

Q1539aw
1 of 2

This Indenture Witnesseth, That the Grantors, DANIEL ROSA
and ANSELMA ROSA, his wife

of the County of Cook and the State of Illinois for and in consideration
of Ten (\$10.00) & other good & valuable consideration ----- Dollars,

and other good and valuable consideration in hand paid, Convey ----- and Warrant ----- unto

AVENUE BANK & TRUST COMPANY OF OAK PARK, a state banking corporation of 104 North Oak Park Avenue, Oak
Park, Illinois, its successor or successors, as Trustee under the provisions of a trust agreement dated the 29th

day of April 1986 known as Trust Number 4518, the following described

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

Lot 25 in Block 15 in Carter's subdivision of
Blocks 1, 3, 4, 5, 7, 8, 9, 10, 11, 13, 14 and 15,
and Lots 2, 4 and 5 in Block 17, all in Carter's
subdivision of Blocks 1, 2, 3, 4 and 7 in Clifford's
Addition to Chicago in the Southwest 1/4 of Section 1,
Township 39 North, Range 13, East of the Third
Principal Meridian, in Cook County, Illinois.

PIN: 16-01-316-005

Commonly known as: 973 North Francisco Avenue
Chicago, Illinois

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 resub-
divide 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 leases to commence in praesenti or futuro, and upon
any terms and for any period or periods of time, not exceeding in the case of any single demise the term of 128 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 or 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 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 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) 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
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.

STATE OF ILLINOIS
CLERK OF THE COUNTY OF COOK
RECORDED
INDEXED
MAY 19 1986
0600

86-194479

86-194479

UNOFFICIAL COPY

1105

Form 8811 Rev. 1-1-77

Box NO. _____

Address of Property: **Bank in Trust**

AVENUE BANK & TRUST COMPANY
OF OAK PARK
104 N. Oak Park Avenue
Oak Park, Illinois 60001



MAY-15-66 5 9 0 2 8 86194419

86-194479

Notary Public.

Diann M. Nemoy
_____ day of _____, 1986

GIVEN under my hand and notarial seal this _____ day of _____, 1986, including the release and waiver of the right of homestead, as to the free and voluntary act, for the uses and purposes therein set forth, acknowledged that they subscribed to the foregoing instrument, appeared before me this day in person and personally known to me to be the same person whose name is set forth in the instrument, and that the instrument was signed by the person whose name is set forth in the instrument.

DANIEL ROSA and ANSELMA ROSA, his wife, a Notary Public in and for said County, do hereby certify that _____

STATE OF ILLINOIS }
COUNTY OF COOK }
I, DIANNE M. NEMOY, Notary Public

(Seal) Daniel Rosa *(Seal) Anselma Rosa*
_____ _____
DANIEL ROSA ANSELMA ROSA

And the said grantor hereby expressly waives and releases any and all rights or benefits 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, the grantor, do hereby certify that they have signed this instrument and that the instrument was signed by the person whose name is set forth in the instrument.

And the said grantor hereby expressly waives and releases any and all rights or benefits 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, the grantor, do hereby certify that they have signed this instrument and that the instrument was signed by the person whose name is set forth in the instrument.

86-194479