

# UNOFFICIAL COPY

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## WARRANTY DEED IN TRUST

Form 17648 Bankforms, Inc.

The above space for recorder's use only

THIS INDENTURE WITNESSETH, That the Grantor (s) LOUIS SCHNEIDERWIND, JR.  
AND DARLENE R. SCHNEIDERWIND, his wife

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 and warrant unto PARKWAY BANK AND TRUST COMPANY, Harlem at Lawrence Avenue, Harwood Heights, Illinois 60656, an Illinois banking corporation, its successor or successors, as Trustee under the provisions of a trust agreement dated the 26th day of September 1987, known as Trust Number 8511, the following described real estate in the County of Cook and State of Illinois, to-wit:

SEE RIDER ATTACHED HERETO

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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 of 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 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 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 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 availing appurtenances to said premises of 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, either with the same, whether similar 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 to be received and advanced on said premises, or to 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 premises shall be conclusive evidence in favor of every person relying upon or claiming under any such conveyance, lease or other instrument, so 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, so that such conveyance or other instrument was executed in accordance with the trusts, conditions and stipulations contained in this indenture and in said trust agreement or in some amendment thereof and binding upon all beneficiaries thereunder, so that said trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument and 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 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 file 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 this behalf made and provided.

And the said grantor S hereby expressly waive and release any and all right or benefit under and by virtue of no 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 S aforesaid have hereunto set their hand S and seal this 29 day of September 1987

Louis Schneiderwind, Jr.  
Louis Schneiderwind, Jr.

Darlene R. Schneiderwind  
Darlene R. Schneiderwind

DEPT-01  
180003 TRAN 0515 10/08/87 14:12:00 \$12.00  
#1004 #C #37-54869.1  
COOK COUNTY RECORDER

THIS INSTRUMENT WAS PREPARED BY:

B. H. SCHREIBER  
4800 NORTH HARLEM AVENUE  
HARWOOD HEIGHTS, IL 60656

State of Ill )  
County of Cook ) ss the undersigned a Notary Public in and for said County in the state aforesaid do hereby certify that Louis Schneiderwind, Jr. and Darlene R. Schneiderwind his wife personally known to me to be the same person S whose name S subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that 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 29 day of September 1987

**"OFFICIAL SEAL"**  
Arthur J. SeSia  
Notary Public, State of Illinois  
Cook County, Illinois  
My Commission Expires July 20, 1998

Arthur J. SeSia  
Notary Public

**PARKWAY BANK AND TRUST COMPANY**  
HARLEM AT LAWRENCE AVENUE  
HARWOOD HEIGHTS, ILLINOIS 60656  
BOX 282

TAX MAILING TO REMAIN THE SAME  
2540 Thatcher Ave. River Grove, IL 60171  
2521 Forestview River Grove, IL 60171  
above described property

EXEMPT UNDER PROVISIONS OF PARAGRAPH E...  
SECTION 4, REAL ESTATE TRANSFER TAX ACT.  
DATE 9-29-87  
OFFICIAL SEAL OF NOTARY PUBLIC

REVENUE STAMPS

Document Number

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Property of Cook County Clerk's Office

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Parcel 1: Lot 41 (except the North 120 feet thereof) in Volk Brothers Third Addition to Chicago Home Gardens, being a Subdivision of that part of the West half of the South East quarter and part of the East half of the South West quarter of Section 26, Township 40 North, Range 12, East of the Third Principal Meridian.

ALSO

Parcel 2: Lot 1 in Boulton's Subdivision of Lot 40 in Volk Brothers Third Addition to Chicago Home Gardens Subdivision in the West half of the South East quarter and the South West fractional quarter of Section 26, Township 40 North, Range 12, East of the Third Principal Meridian in Cook County, Illinois.

F.P.O.  
PIN: 12-26-329-056-0000 Parcel 1  
12-26-329-035-0000 Parcel 2 K

F.P.O.  
2540 Thatcher Avenue, River Grove, Illinois 60171

PARCEL 3:  
Lot Thirteen (13) (except the East 10 feet thereof) in Volk Brothers Fifth Addition to Chicago Home Gardens, being a Subdivision in the S.W. Fractional Quarter of Section 26, Township 40 North, Range 12, East of the Third Principal Meridian

F.L.O.  
PIN: 12-26-329-079-0000 K

2521 Forestview, River Grove, Illinois 60171.

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