

87631751

UNOFFICIAL COPY

QUIT CLAIM DEED IN TRUST

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87631751

D1318-15 CF N4.87

The above space for recorder's use only

THIS INDENTURE WITNESSETH, That the Grantor Adeline M. Behrens, a widow,
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 s and Quit Claim s unto the
CONTINENTAL ILLINOIS BANK OF WESTERN SPRINGS, N.A., a national banking association,
whose address is 4456 Wolf Road, Western Springs, Illinois 60558, as Trustee under the provisions of a
trust agreement dated the 12th day of November 19 87, known as
Trust Number 3047 the following described Real estate in the County of Cook
and State of Illinois, to wit:

Lot 4 in Block 16 in Grossdale, a subdivision of the South East quarter
of Section 34, Township 39 North, Range 12, East of the Third Principal
Meridian in Cook County, Illinois.

PERMANENT TAX #14-415-004 K

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 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 praesenti or futuro, and upon any terms and for any period or
periods of time, not exceeding in the case of any single demise a 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 thereafter.

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 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.

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 waive and release 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 her hereunto set her hand and seal
this 24 day of November 19 87

WITNESSES:

Adeline M. Behrens (Seal) Adeline M. Behrens (Seal)
Chris Bradburn (Seal) Chris Bradburn (Seal)

THIS INSTRUMENT WAS PREPARED BY:

Joseph V. De Falco
29 W. Plainfield Road
Countryside, IL 60525

State of Illinois Joseph V. De Falco a Notary Public in and for said County, in
County of Cook the state aforesaid, do hereby certify that Adeline M. Behrens, a
widow,

personally known to me to be the same person is whose name is 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 24th day of November 19 87

Joseph V. De Falco
Notary Public
My commission expires 5/24/89

Property address

3609 Forest Avenue, Brookfield, IL

For information only insert street address of above described property

After recording return to:
CONTINENTAL ILLINOIS BANK
OF WESTERN SPRINGS, ILL.
Land Trust Department
4456 Wolf Road
Western Springs, IL 60558

BOX 333 - TH

12.00

This space for affixing Rights and Reserves
EXEMPT UNDER PROVISIONS OF PARAGRAPH E,
SECTION 4, REAL ESTATE TRANSFER TAX ACT.

Jan 24 1987
John A. Jones, attorney

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