



WARRANTY DEED IN TRUST

The above space for recorder's use only

Form 91-R-7/80

THIS INDENTURE WITNESSETH, That the Grantor Philip Starr, a bachelor, Rae S. Frank and Morris Frank, her husband

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 considerations in hand paid, Convey and Warranty unto the CHICAGO TITLE AND TRUST COMPANY, a corporation of Illinois, whose address is 111 West Washington Street, Chicago, Illinois 60602, as Trustee under the provisions of a trust agreement dated the 25th day of November 1987, known as Trust Number 1090758 the following described Real estate in the County of Cook and State of Illinois, to-wit:

Lot 74 in Thomasson's Fifth Ravenswood Addition to Chicago, being a Subdivision of the East half of the West half and the West half of the East half of Blocks 21 and 28 of Jackson's Subdivision in the South East quarter of Section 11 and the South West quarter of Section 12, Township 40 North, Range 13, East of the Third Principal Meridian;

PERMANENT TAX NUMBER 15-11-423-005-0000 VOLUME NUMBER 332

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 as both 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, high ways, roads and to create any subdivision of 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 all 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 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, to lease to others in the present or future, and upon any terms and for any period or periods of time, not exceeding in the case of any single lease the term of 199 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 premises 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 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 should be lawful for any person owning the same to do in the same, whether similar to or different from the ways above specified, at any time or times hereafter.

In no case shall the 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 in 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, but that at the time of the delivery thereof the trustee, conditions and limitations contained in this indenture and in said trust agreement or in some instrument thereof and binding upon all beneficiaries thereunder, and that said trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, mortgage or other instrument and that the conveyance is made to the satisfaction of the laws in force at the time of the execution of said deed, trust deed, mortgage or other instrument and are fully vested with all the title, estate, rights, powers, authorities, duties and obligations of its full and perfect executor in trust.

The interests of each and every beneficiary hereunder and of all persons claiming a claim or any part thereof shall be only in the earnings, assets and proceeds arising from the sale or other disposition of said real estate, and such interest is hereby declared to be a real property, and all beneficiaries 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, assets and proceeds thereof, and is done as such.

If the title to any of the above lands is now or heretofore registered, the Registrar of Titles is hereby directed to register in the certificate of title a duplicate thereof or memorial of 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 grantors 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, giving or the exemption of homesteads from sale on execution or otherwise.

In Witness Whereof, the grantor Philip Starr, hereunto set their hand and seal this 25th day of December, 1987.

Philip Starr (Seal) Morris Frank (Seal)
Rae S. Frank (Seal)

THIS INSTRUMENT WAS PREPARED BY: Jack A. Arfa, 127 N. Dearborn, Chicago, IL, 60602

State of Illinois, County of Cook, the state aforesaid, do hereby certify that Philip Starr, a bachelor, Rae S. Frank and Morris Frank, her husband

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 executed, signed 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 even under any final and judicial seal this 19th day of December, 1987.

OFFICIAL SEAL OF BRADFORD E. BLUCK, NOTARY PUBLIC STATE OF ILLINOIS, MY COMMISSION EXP. JULY 16, 1991

Bradford E. Bluck, Notary Public

After recording return to Box 511 (Cook County only) CHICAGO TITLE AND TRUST COMPANY, 111 West Washington St, Chicago, IL 60602, Attention: Land Trust Department

4939 N. Sawyer, Chicago, IL 60625

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RECORD & RETURN TO LAND TRUST DEPT. CHICAGO TITLE AND TRUST COMPANY, 111 WEST WASHINGTON ST., CHICAGO, ILL. 60602

PROPERTY OF CHICAGO TITLE AND TRUST COMPANY

EXEMPT UNDER PROVISIONS OF PARAGRAPH 2, SEC. 202, I.R.S. (REG. 25.2512-6) REACTION TAX

PROPERTY OF CHICAGO TITLE AND TRUST COMPANY

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CITIZENS CITY OF CHICAGO  
RECORD & RETURN TO THE CLERK