

1987 DEC 30 PM 3:29

87681875



WARRANTY DEED IN TRUST

Form 91 R 7/80

The above space for recorder's use only

THIS INDENTURE WITNESSETH, That the Grantor **S**

**MARSHALL PALMER AND LORI PALMER, his wife**

of the County of **COOK** and State of **ILLINOIS**

for and in consideration of **TEN 00/00** 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 **15th** day of **DECEMBER** 19 **87**, known as Trust Number **1090853** the following described Real estate in the County of **COOK** and State of Illinois, to-wit:

**LOTS 15 AND 16 IN BLOCK 4 IN C.T.YERKES' SUBDIVISION OF BLOCKS 33, 34, 35, 36, 41, 42, 43, AND 44 IN THE SUBDIVISION OF SECTION 19, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS (EXCEPT THE SW 1/4 OF THE NE 1/4 OF THE SE 1/4 OF THE NW 1/4 AND THE EAST 1/2 OF THE SE 1/4 THEROF) IN COOK COUNTY ILLINOIS.**

12.00

PERMANENT TAX NUMBER: **14-10-312-015 / 016** VOLUME NUMBER: **482**

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 compile, manage, protect and subdivide said premises of any part thereof, to dedicate parks, streets, high ways 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 covenants, to convey and premises of 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 lease 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 conditions 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 using the amount of present or future rentals, to partition or to exchange said property or any part thereof, for other, for 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 of any part thereof shall be conveyed, contracted to be sold, leased or mortgaged by said trustee, be obliged to see by 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 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, in 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, and that said conveyance or other instrument was executed in accordance with the trusts, conditions and limitations contained in this indenture and in said trust agreement and in said instrument thereof and binding upon all beneficiaries hereunder, and that said trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument, and that 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, assets 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, assets 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, in the register of title 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 **S** 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 **S** aforesaid has hereunto set their hand **S** and seal **S** this **15th** day of **DECEMBER** 19 **87**

*Lori Palmer* (Seal) *Marshall Palmer* (Seal)

THIS INSTRUMENT WAS PREPARED BY: **TODD BODENSTEIN** Box 14406 Chicago IL 60614

State of **ILL COOK** } ss **Alex H. Stoloff** a Notary Public in and for said County, in the State of Illinois, do hereby certify that **Marshall and Lori Palmer**

personally known to me to be the same person **S** whose name **S** they subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they 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 **15th** day of **DECEMBER** 19 **87**

*Alex H. Stoloff* Notary Public

After recording return to: Box 533 (Cook County only) CHICAGO TITLE AND TRUST COMPANY 111 West Washington St / Chicago, Ill 60602 Attention: Land Trust Department

3421 and 3423 NORTH LEAVITT Chicago 18

For information only, this is not the address of above described property.

100-1003-HV

RECORD & RETURN TO LAND TRUST DEPT. CHICAGO TITLE CO. TRUST # 1090853

This space for affixing Revenue and Revenue Stamp

87681875

Document Number

UNOFFICIAL COPY

Property of Cook County Clerk's Office

CLERK OF SUPERIOR COURT  
JANUARY 1, 1998