

UNOFFICIAL COPY

## WARRANTY DEED IN TRUST

Form 17648 Bankforms, Inc.

The above space for recorder's use only

THIS INDENTURE WITNESSETH, That the Grantor(s) Giuseppi Florio and Angela Florio  
his wife 6046 W. Irving Park Chicago,

of the County of Cook and State of Illinois for and in consideration  
of Ten & 00/100ths - - - - - 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 22nd day of June 19 87, known as Trust Number  
8372, the following described real estate in the County of Cook  
and State of Illinois, to-wit:

The West 50 feet of Lot 58 in Titleys' Diversey Avenue Subdivision of Lot 4  
in the Circuit-Court Partition of the West half of the South East quarter  
(except the South 33-1/3 acres thereof) and the North half of the South West  
quarter (except the South 33-1/3 acres) of Section 29, Township 40 North,  
Range 13, East of the Third Principal Meridian in Cook County, Illinois.

6143 Diversey Chicago, Il.  
13-29-304-012-0000 & 13-29-304-013-0000

TO HAVE AND TO HOLD the said premises with the appurtenances upon the trust 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 the 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 renew, and 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 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 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 limitations 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 so 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 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, S, hereby expressly waive S and release S 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, hereunto set their hand S and seal S  
this 22nd day of June 19 87

Giuseppi Florio  
(Giuseppi Florio)

Angela Florio  
(Angela Florio)

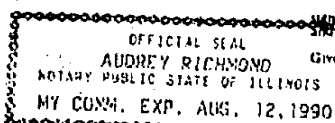
THIS INSTRUMENT WAS PREPARED BY:  
B. H. SCHREIBER  
4800 NORTH HARLEM AVENUE  
HARWOOD HEIGHTS, IL 60656

State of Illinois } I, the undersigned a Notary Public in and for said County, in  
County of Cook } SS the state aforesaid, do hereby certify that Giuseppi Florio and  
Angela Florio, his wife

are 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 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 22nd day of June 19 87



Audrey Richmond  
Notary Public

REVENUE STAMPS

EXEMPT UNDER PROVISIONS OF PARAGRAPH E,  
SECTION 703.1-2B6, CHICAGO TRANSACTION  
TAX ORDINANCE.

EXEMPT UNDER PROVISIONS OF PARAGRAPH E,  
SECTION 4, REAL ESTATE TRANSFER TAX ACT.

4/22/87  
DATE  
REPRESENTATIVE

4/22/87  
DATE  
REPRESENTATIVE

Document Number

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



6143 Diversey Chgo, Il.

For information only insert street address of  
above described property

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Property of Cook County Clerk's Office

87382220

DEPT-01 RECORDING \$12.25  
TH1111 TERM CODE 07/10/87 14:22:00

#1072 #A \*-87-382220  
COOK COUNTY RECORDER

87382220

