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WARRANTY DEED IN TRUST

Form 91 R 7/30

The above space for recorder's use only

THIS INDENTURE WITNESSETH, That the Grantor

KIL WON YOON

of the County of Cook and State of Illinois of Ten

for and in consideration Dollars, and other good

and valuable considerations in hand paid, Conveys and Warrants 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 day of June 05 1937, known as Trust Number 1090075 the following described Real estate in the County of Cook and State of Illinois, to-wit:

LOT 22 (EXCEPT THE NORTH 9 FEET THEREOF) IN BLOCK 48 IN THE NORTH WEST LAND ASSOCIATION SUBDIVISION OF THE WEST 1/2 OF THE THIRD WEST 1/4 OF SECTION 13, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THE RAILROAD RIGHT OF WAY OF NORTHWESTERN RAILROAD Company), All in Cook County, Illinois

PERMANENT TAX NUMBER: 12-113-117-029 VOLUME NUMBER:

TO HAVE AND TO HOLD the said premises with the appurtenances thereunto in law and equity to the said trustee for the uses and purposes hereof and in said trust agreement set forth. Full power and authority is hereby granted to said trustee to execute, manage, perfect and discharge said premises or any part thereof, to dedicate parks, streets, highways or alleys and to vacate any subdivision or part thereof, and to establish said property 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 trustee or successor trustee and to grant to such successor trustee as trust all of the title, estate, powers and authorities hereof or to assign, 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 any season or season, to lease to someone at present or future, and upon any terms and for any period or periods of time, not exceeding in the case of any single lot the term of 20 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 thereof and to contract respecting the manner of doing the amount of interest to be paid, 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 receive, collect or assign any right, title or interest in or about or payment appertaining 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 in fee simple to do, 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, purchased or be sold, leased or mortgaged by said trustee, be obliged to see to the application of any purchase money, rent, or moneys received or advanced on said premises, or be obliged to see that the terms of this deed 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 deed, mortgage, lease or other instrument, and 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 such person relying upon or claiming under any such deed, mortgage, lease or other instrument was duly authorized and empowered to execute and deliver said deed, trust deed, mortgage or other instrument and that the purchase money to a successor or successors in trust, that such successor or successors in trust have been properly applied, and are duly 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 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 waives, surrenders and releases any and all rights or benefits under and by virtue of, 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 aforesaid has hereunto set his hand and seal the 30th day of June 1937

Handwritten signatures and seals for the grantor and witnesses.

THIS INSTRUMENT WAS PREPARED BY: Frank E. Gardner, 564 N. Melvina, Chicago, Illinois

State of Illinois, County of Cook, I, Frank Gardner, a Notary Public in and for said County, in the state aforesaid, do hereby certify that Kil Won Yoon

personally known to me to be the same person, whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his 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 official seal this 9 day of July 1937

Handwritten signature and seal of the Notary Public.

After recording return to: Box 333 (Cook County only) or CHICAGO TITLE AND TRUST COMPANY 111 West Washington St./Chicago, Ill. 60602 Attention: Land Trust Department

4500-02 N Troy Chicago, Ill. For recording on any instrument address above directed property

BOX 333 - HV

Vertical text on the right side including 'Buyer, Seller or Representative' and 'Section 4'.

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12.00

Handwritten text on the left margin: 71-07-116 DE Harrison 3

UNOFFICIAL COPY

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