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THIS INDENTURE WITNESSETH, That the Grantor(s) **RAYMOND J. ADREANI and VIRGINIA E. ADREANI, his wife**

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 and **QUIT CLAIMS** unto **AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO**, a national banking association, as Trustee under the provisions of a trust agreement dated the **15th** day of **August** **1988**, known as Trust Number **106487-07** the following described real estate in the County of **Cook** and State of **Illinois**, to-wit:

**UNIT NUMBER D-410 IN WASHINGTON COURTE CONDOMINIUM 4, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:**

**PARCEL 1:**

**LOT 4 IN WASHINGTON COURTE SUBDIVISION, BEING A SUBDIVISION IN THE NORTH EAST 1/4 OF THE NORTH EAST 1/4 OF SECTION 14, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS WHICH SURVEY IS ATTACHED AS EXHIBIT 'C' TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 25938530, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.**

**PARCEL 2:**

**EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE UMBRELLA DECLARATION FOR WASHINGTON COURTE RECORDED AS DOCUMENT 24637308, AS AMENDED FROM TIME TO TIME.**

**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 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 at 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 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 any part of the real or personal property, or any part thereof, to grant easements or charges of any kind, to release, convey or assign any right, title or interest in or about or 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, he being 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, 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; (b) that such conveyance or other instrument was executed in accordance with the trust's conditions and limitations contained 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 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 the trustee or their predecessors, 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 such 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 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(s) Raymond J. Adreani Virginia E. Adreani hereunto set their hands and seal, this 15th day of August, 1988.

(Seal) Raymond J. Adreani (Seal)  
**RAYMOND J. ADREANI**  
(Seal) Virginia E. Adreani (Seal)  
**VIRGINIA E. ADREANI**

State of Illinois : Raymond J. Adreani a Notary Public in and for said County in County of Cook of said state aforesaid do hereby certify that RAYMOND J. ADREANI and VIRGINIA E. ADREANI, his wife

personally known to me to be the same person(s) whose name(s) RAYMOND J. ADREANI and VIRGINIA E. ADREANI subscribed to the foregoing instrument attested 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 on the 15th day of August, 1988.

1661 4 DAY TAKE NOTICE NOW IN SIONITH 30 ELVES OTHERS BYVON NOTARY PUBLIC IN AND FOR THE STATE OF ILLINOIS

Raymond J. Adreani  
Notary Public

For information only insert street address of above described property  
1101 Cook St  
Chicago, Ill 60641

THIS INSTRUMENT PREPARED BY: **Joseph M. Bernstein, Esq.**  
8830 N. Harlem Avenue  
Harlem Grove, IL 60053  
MAIL TO  
BOX 555-CG

This space for affixing riders and Revenue Stamp  
Section 4  
Except under provisions of Paragraph 101, Section 4, Regl Estate Transfer Tax Act.

Date  
88436928

12.00

UNOFFICIAL COPY

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